

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF  
TARRANT COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NUMBER ONE  
HELD IN THE DISTRICT OFFICE IN FORT WORTH, TEXAS, ON THE  
19TH DAY OF MARCH, 1951, AT 1:30 P.M.

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The call of the roll disclosed the presence or absence of  
Directors, as follows:

PRESENT

ABSENT

Joe B. Hogsett  
Dan H. Priest  
Gaylord J. Stone  
W. L. Pier

Houston Hill

Also present were Sidney L. Samuels, General Counsel, and C. L.  
McNair, General Manager.

Mr. Hogsett acted in his capacity as President, and Director  
Priest acted in his capacity as Secretary, whereupon proceedings were  
had and done, as follows:

1.

The Directors had previously received copies of meetings  
held as follows:

February 27, 1951, at 1:30 P.M.

February 28, 1951, at 2:30 P.M.

March 8, 1951, at 2:00 P.M.

Having found no objections thereto, it was ordered that they be  
approved, signed and placed on record.

2.

Attached to these minutes as Exhibit "A" is a statement of  
the financial condition of this District to which reference is made.  
Exhibit "A" shows that interim Voucher-Checks #1852 to #1871, in-  
clusive, for the total sum \$3,103.91 had been issued since the last  
meeting; also proposed voucher-checks #1872 to #1887, inclusive, for

the total sum \$219,318.92. There was full consideration of the proposed voucher-checks and the data to support same, whereupon Director Priest moved, seconded by Director Pier, that the issued voucher-checks above listed be confirmed and that the accounts payable be approved as covered by the proposed voucher-checks and that such checks be issued and delivered to the respective persons entitled to receive them. It was so ordered, subject to the usual audit.

3.

The monthly report dated March 19, 1951, of Mr. C. L. McNair, General Manager, for the months of January and February, 1951, was received, presented and ordered filed as Exhibit "B" to these minutes.

4.

Mr. McNair presented certain proposals for lease of District's lands for the year 1951, which he recommended for approval, as follows:

<u>PROPOSAL OF</u>	<u>APPROX. ACREAGE</u>	<u>TOTAL CONSIDERATION</u>
J. H. Kingston	.50	37.50
Richard Bold	.48	39.58
J.C.McCurry	.50	41.68
R. J. Moseley	.70	42.00

Upon consideration of each of the above lease proposals, Director Priest moved, seconded by Director Stone, that the said proposals be approved and closed in the usual manner, subject to the payment of the agreed rentals and execution of written contracts in the form required by the District. It was so ordered.

5.

Following the above mentioned matters, which were disposed of by the Board, Mr. Ben F. Hickey, land agent of the District, made an oral report concerning progress he had made and the institution

of two certain condemnation suits, one against Angela Spartos, involving 25 acres of land, and one against F.W. Teichmann, involving 11.52 acres.

6.

There was then read by General Counsel for the District, a written communication from Austin, Texas, dated March 13, 1951, from J. E. Sturrock, General Manager of Texas Water Conservation Association, with respect to House Bill 621, introduced and proposed by Representative Dudley W. Peterson of Galveston, at the present Session of the Legislature, which, in substance, provided that wherever public works are constructed by conservative districts, and state highways are affected injuriously thereby or inundated by waters or become impaired or crippled, growing out of the construction of such public works, that the District so engaged in the performance of such task, and before the commencement of the construction of same, should secure written approval of the plans for such public works by the State Highway Engineer, and to make such provisions as might be acceptable to such engineer to finance the relocation or construction or make such revisions of such highways as would be necessary to preserve the integrity and usefulness of such highways. The Bill having been read to the members of the Board, and due consideration having been given thereto, all members concurred that same should be referred to the General Counsel of the District for such action as he may deem appropriate. It was so ordered.

7.

There was placed before the Board for action a written communication dated the 14th of March, 1951, from Mr. William P. Jones, Jr., Executive Officer of the Corps of Engineers of the United States

Army, now engaged, under act of Congress, in straightening the channel of the West Fork of the Trinity River, in which such communication it was requested that Tarrant County Water Control and Improvement District Number One approve the contract between the Federal Government and the State of Texas, acting by and through the State Highway Commission of Texas.

This contract related to the Underpinning of East Belknap Street Bridge, Fort Worth Floodway, U.S. Highway #377. The contract having been reviewed by the Board, and the General Counsel of the District having approved of the concurrence therein by the Board, on the part of the District, it was the consensus of the Board that same should be executed by Mr. Joe B. Hogsett, as the President of the District. Accordingly, Mr. Hogsett executed his name thereto on behalf of the District, and it was so ordered that the three contracts, each one of which was a counterpart of the other, together with the signature of Mr. Hogsett, be transmitted to the Corps of Engineers of the U. S. Army, 1127 Texas & Pacific Building, Fort Worth, Texas.

8.

There was submitted through the Texas Legislative Service House Bill 579, referred to the Committee on Conservation and Reclamation, a Bill authorizing cities in Texas to annex territory within water control and improvement districts and to purchase the assets and properties of such district and to assume all the debts, liabilities and obligations of same.

The matter of the Bill and the contents thereof were referred by unanimous vote of the Directors present, to Sidney L. Samuels, Counsel for the District, with authority to take such action thereon,

for and on behalf of the Board, as he should deem proper and also to furnish the Board with an interpretation of the provisions of the Bill.

9.

After the foregoing proceedings had been completed, Sidney L. Samuels, Attorney for the District, then presented to the Board matters which had been pending for many months in which the District sought to recover possession from the Federal Government that certain Tract or parcel of land known as Tract No. 16, which had been condemned through proceedings in Eminent domain in the United States District Court for the Northern District at Fort Worth by the Federal Government, for its use during the period of World War Two, and which is designated on the docket of said Court as Suit No. 432 Civil, which suit was filed in the year 1943.

The Counsel for the District called to the attention of the members of the Board the minutes of July 15, 1949, explanatory of the matter, and also the proposition under which the Federal Government was to release possession of the Tract No. 16 and reconvey the same to the District; and on the other hand, the matter of exchange of properties between the District and the United States Government in which the District should convey to the Federal Government tracts of land embracing 241.46 acres, and the Federal Government as consideration therefor to convey to the District, in fee simple, tracts of land containing in all 241.46 acres of land contiguous to land now owned by the District. These matters are all set forth in preceding minutes of this Board and this summary was made by Counsel of the District merely for historic purposes.

With this prelude or preface, the General Counsel of the District then exhibited the following instruments, to be executed by the District by and through the President and Secretary, which instruments are hereby enumerated as follows:

1. A Quitclaim Deed from the Secretary of the Navy of the United States, under which the Government of the United States is to relinquish, surrender and quitclaim to the District all rights, privileges and interest, including possession, which the Federal Government acquired under the Eminent Domain Proceeding hereinabove referred to, to Tract No. 16.

2. A Deed of conveyance to the United States Government from the District wherein and whereby the District conveys to the United States of America 241.46 acres of land, being a part of the Tract No. 16, involved in the Eminent Domain suit hereinabove pointed out, and a deed of conveyance in exchange for the 241.46 acres last hereinabove mentioned under which the United States of America conveys to the District 241.46 acres of land, adjoining and contiguous to Tract No. 16 above mentioned and within the boundaries of the former Marine Corps Air Station at Eagle Mountain Lake.

Copies of all of the foregoing instruments of conveyance, are made a part hereof and attached in folio to these minutes for fuller knowledge of the contents of same.

All said instruments, and each one of same, were read to the members of the Board and considered by the Board, with all the contents, covenants, terms and easements, (where retained) contained therein.

Counsel for the Board also advised the Directors that before

the exchange of properties between the parties, that is to say, between Tarrant County Water Control and Improvement District Number One and the United States Government, could be legally and effectively concluded, it was essential to the validity of the transaction that consent therefor should be granted by the National Congress by due and proper legislation approved by the President of the United States. However, Counsel further advised the Board that such legislation was not requisite for the retrocession of Tract No. 16 to the District by the Federal Government, since by the terms of the condemnation proceedings in Eminent Domain above mentioned, the decree provided that when the Federal Government had ceased to use the property, the Secretary of the Navy of the United States should be empowered to release the same and reconvey to this District. Counsel further explained that it was essential that these instruments, thus prepared by General Counsel, aided and assisted by Mr. McNair, General Manager of the District, should be sent to New Orleans, Louisiana to Commandant Eighth Naval District, Federal Building, who, in turn, would transmit said instruments to proper authorities at Washington, D.C. for proper action thereon. Counsel also informed the Board that the conveyance by the District to the Federal Government should not become effective until, concurrently with the delivery by the District of its instruments of conveyance, the Government of the United States should execute and deliver to the District the instruments, in which the District was and is the Grantee.

These matters having been discussed by the members of the Board, and the contents thereof having been fully considered and canvassed, thereupon Director Pier moved, seconded by Director Stone, the adoption of the following resolution:

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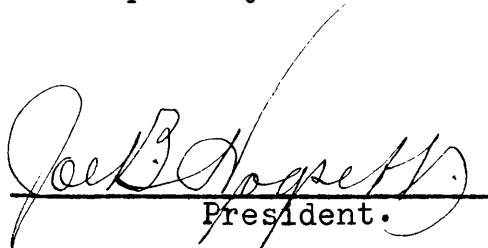
BE IT RESOLVED by Tarrant County Water Control and Improvement District Number One, that the President of the District, Mr. Joe. B. Hogsett, and the Secretary of the District, Mr. Dan H. Priest, be and they are hereby authorized, empowered and instructed upon the terms and conditions hereinbefore mentioned, on behalf of the District and in its corporate name, to execute and deliver to the Federal Government the instruments of conveyance in which the Federal Government is therein named Grantee; and that the transaction between the respective Governments (the District and the United States of America) be concurrent in point of time so that the District before parting with its title should receive title to the lands to be conveyed to it by the Federal Government.

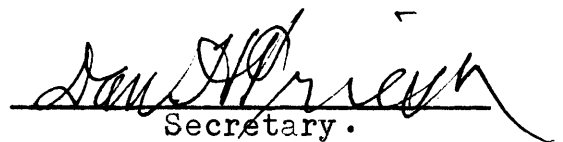
The motion to adopt said resolution having been submitted to the Board, each of the Directors voted "aye" thereon and no Director voted in the negative, whereupon the President declared that the resolution had been unanimously adopted.

The President then instructed the General Manager and the General Counsel of the District to forward said instruments in keeping with the foregoing proceedings.

10.

There being no further business before the Board, the meeting thereupon adjourned.

  
\_\_\_\_\_  
President.

  
\_\_\_\_\_  
Secretary.



# TARRANT COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NUMBER ONE

BOARD OF DIRECTORS  
 JOE B. HOGSETT, PRES.  
 HOUSTON HILL, VICE-PRES.  
 DAN H. PRIEST, SEC'Y  
 GAYLORD J. STONE  
 W. L. PIER

DANCIGER BUILDING - COR. 5TH AND THROCKMORTON STS.  
 PHONE 3-2848

SIDNEY L. SAMUELS,  
 GENERAL ATTORNEY  
 C. L. MCNAIR, GENERAL MANAGER  
 ED. B. CHEATHAM,  
 OFFICE MANAGER

FORT WORTH 2, TEXAS.  
 March 19, 1951

Exhibit "B" to minutes of  
 March 19, 1951, at 1:30 PM

To: The Board of Directors  
 Tarrant County Water Control and  
 Improvement District Number One

Gentlemen:

All open wells found on property belonging to the District have been either filled or curbed and closed as a safety precaution.

Native grass seed was planted in February on twenty-five acres of the Tom Parrish Tract #329.

On February 19, we received the photographs of the Fort Worth Floodway ordered in December, 1950, from Barnes Aerial Surveys of Dallas.

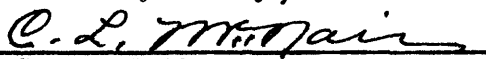
The following dozer work was done on property of the District at Bridgeport Lake in February, by Floyd Ferguson of Paradise, Texas:

- (1) Earthen tank constructed on Ben F. Grubbs Tract #5 at a cost of \$88.25.
- (2) Clearing fire lane from Custodian's Residence along Rahman, Grubbs and Mitchum Tracts at a cost of \$80.00.
- (3) Clearing shoreline of willow trees and levelling beach area in Park, \$100.00.

## C O N D I T I O N O F L A K E S

<u>RESERVOIR</u>	<u>Lake level</u>	<u>DATE</u>	<u>Capacity: Acre feet.</u>
Bridgeport	814.7	1-1-51	186,600
Bridgeport	<u>813.9</u>	2-1-51	<u>180,200</u>
January loss:	0.8		6,400
Bridgeport	813.3	3-1-51	175,400
February loss:	0.6		4,800
Eagle Mountain	647.48	2-1-51	199,320
Eagle Mountain	<u>647.36</u>	1-1-51	<u>198,200</u>
January Gain:	0.12		1,120
Eagle Mountain	647.76	3-1-51	201,840
February Gain:	0.28		2,520

Yours very truly,

  
 General Manager.

CL M :mh

Exhibit "A" to minutes of March 19, 1951, at 1:30 P.M.

TARRANT COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NUMBER ONE.  
VOUCHER-CHECKS ISSUED FEBRUARY 28, 1951, #1852 TO #1871, INCLUSIVE.

<u>NO.</u>	<u>I S S U E D</u>	<u>T O</u>	<u>C O V E R I N G</u>	<u>AMOUNT</u>
1852	Sidney L. Samuels		(Legal Services as General) (Attorney, February, 1951)	\$ 500.00
1853	C. L. McNair		(Salary, February, 1951, \$750.00) (Less: Withholding Tax <u>83.20</u> )	666.80
1854	E.B. Cheatham		(Salary, February, 1951 \$450.00) (Less: Withholding Tax <u>51.00</u> )	399.00
1855	Myrtle Hartmeister		(Salary, February, 1951 \$225.00) (Less: Withholding Tax <u>30.70</u> )	194.30
1856	B. W. Bintliff		(Salary, February, 1951 \$250.00) (Less: Withholding Tax <u>25.40</u> )	224.60
1857	Will Massingill		(Salary, February, 1951 \$200.00) (Less: Withholding Tax <u>None</u> )	200.00
1858	W. H. Hutcheson		(Salary, February, 1951 \$200.00) (Less: Withholding Tax <u>16.40</u> )	183.60
1859	Southwestern Bell Tel. Co.		(Phone Service: MA-3398 from ) (2-16-51 to 3-16-51....\$ 18.15) (Tolls..... <u>.30</u> )	18.45
1860	Texas Power & Light Co.		(Electric Service to the cus- ) (todian's Res. B.P.....\$ 10.79) (B. P. Camphouse at Dam <u>1.55</u> )	12.34
1861	Texas Electric Service Co.		(Electric Service to the Cus- ) (todian's Res. E.M.....\$ 11.63) (E. M. Range Lights..... <u>6.26</u> )	17.89
1862	Tri-County Elec. Cooper- ative, Inc.		(Electric Service for E. M. Range) (lights from 1-20-51 to 2-20-51 ) (..... \$ 8.58 ) (Navigation lights..... <u>4.76</u> )	13.34
1863	James E. Robinson		(Labor at E. M. February, 1951 ) (..... \$160.00) (Less: Withholding Tax <u>None</u> )	160.00
1864	A. L. Perkins		(Labor at B. P. February, 1951) (..... \$84.00) (Less: Withholding Tax <u>None</u> )	84.00
1865	E.B. Cheatham		(Expense transmitting bond trans- ) (script to Attorney General \$1.86) (Express charges on Dis- ) (trict's seal-Chicago to ) (Fort Worth, Texas..... <u>1.03</u> )	2.89
1866	Joe B. Hogsett		Director's Fees, February, 1951	50.00
1867	Houston Hill		" " " "	50.00
1868	Dan H. Priest		" " " "	50.00
1869	Gaylord J. Stone		" " " "	30.00
1870	W. L. Pier		" " " "	40.00
1871	Continental National Bank, Fort Worth, Texas		Withholding Tax	<u>206.70</u>
T O T A L . . . . .				\$ 3,103.91

TARRANT COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NUMBER ONE

DISTRIBUTION OF VOUCHER-CHECKS #1852 TO #1871, INCLUSIVE.

Directors	\$	220.00
General Manager		750.00
Legal		500.00
Office		677.89

EAGLE MOUNTAIN LAKE:

Custodian's Salary	\$ 259.00	
Assistant-Custodian's Salary	200.00	
Phone Service	18.45	
Electric Service:(Custodian's Res. \$11.63 (Range Lights <u>19.60</u> )	31.23	
Labor	<u>160.00</u>	659.68

LAKE BRIDGEPORT:

Custodian's Salary	\$ 200.00	
Electric Service:(Custodian's Res.\$10.79 (Camphouse-near (Dam..... <u>1.55</u> )	12.34	
Labor	<u>84.00</u>	<u>296.34</u>

TOTAL. . . . . \$ 3,103.91

TARRANT COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NUMBER ONE

VOUCHER-CHECKS #1872 TO #1887 , INCLUSIVE.

<u>NO.</u>	<u>I S S U E D T O</u>	<u>C O V E R I N G</u>	<u>AMOUNT</u>
1872	Continental National Bank, Fort Worth, Texas	(Funds to be transferred by (wire on 3-14-51 to Central (Hanover Bank and Trust Co.) (N. Y. in payment of their ) (handling charge for paying) (bonds and coupons. )	\$ 133.38
1873	Continental National Bank, Fort Worth, Texas	(Funds to be transferred by ) (wire 3-14-51 to Central ) (Hanover Bank & Trust Co. ) (N. Y. to pay bonds \$113,000.00) (Interest Coupons <u>105,130.00</u> ) (Maturing 3-15-51. )	218,130.00
1874	Danciger Building	Office rent, March, 1951	260.00
1875	Southwestern Bell Tel.Co.	(Phone Service: NO-6986 ) (Assistant Custodian's Res.) (E. M. ....\$ 3.33) (Office: FO-0801 13.50) (Office: FO-2848 <u>39.06</u> )	55.89
1876	Gowin Tractor Company	One Spool for Disc. Harrow EM	2.92
1877	Continental National Bank, Fort Worth, Texas	(Rental of Safe Deposit Box) (No. 984, for the period ) (3-61-51 to 3-6-52. )	3.00
1878	Majestic Reproduction Company	Photostats	2.75
1879	A.T. Holt Plumbing and Appliances	(One valve-Custodian's Res. BP) (One 1½ Tee Water Pump BP )	3.40
1880	Continental Oil Company	Gas for District's Chevrolet Sedan	21.93

Continued.

TARRANT COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NUMBER ONE.

VOUCHER-CHECKS #1872 TO #1887, INCLUSIVE.

<u>NO.</u>	<u>I S S U E D T O</u>	<u>C O V E R I N G</u>	<u>AMOUNT</u>
1881	J. Edwin McKee, Postmaster	800 Three-cent Postage Stamps	\$ 24.00
1882	Banner Garage & Service Station	(Oil, gas and parking District's sedan for the month of Feb. 1951.)	28.11
1883	Trinity Lumber Company	(Materials for repairing Bridge- port patrol boat.....\$ 21.78 ) (Boat at E. M: ) (Paint..... 8.81 )	30.59
1884	Magnolia Petroleum Company	(Oil & Gas: ) (E. M. Patrol Boat and equipment)	99.00
1885	Texas Legislative Service	(First payment on Texas Legis- lative Service, 52nd Regular ) (Session. )	250.00
1886	Floyd Ferguson	(Bulldozer work: ) (Building tank on Ben F. Grubbs ) (Tract # 5. ) (1765 yds @ .05¢ per yd. \$88.25) ) (Clearing fire guard from ) (Bridgeport Custodian's ) (Res. North to Methodist ) (Camp property line, ) (8 hrs. @ \$10.00 per hr. 80.00) ) (Filling & levelling shore ) (line B. P. Lake. ) (10 hrs. @ \$10.00 per hr. 100.00)	268.25
1887	C. L. McNair	(Reimbursement for moneys ex- ) (pended by him for account of ) (the District, January 16, 1951.)	5.70
TOTAL			\$ 219,318.92

DISTRIBUTION OF VOUCHER -CHECKS #1872 TO #1887, INCL.

Office	\$ 342.31
General Manager	50.04
Texas Legislative Service 52nd Reg. Session	250.00
Expense paying bonds and coupons	133.38
Interest coupons maturing March 15, 1951	105,130.00
Bonds maturing March 15, 1951	113,000.00
Land Department	271.45

EAGLE MOUNTAIN LAKE:

Phone Service: Custodian's Residence(Massingill)	\$ 3.33	
Spool for Disc. Harrow	2.92	
Miscellaneous	3.40	
Parts for Ford Tractor	2.50	
Paint for Patrol Boat	8.81	
Oil & Gas: Patrol Boats & Equipment	<u>99.00</u>	119.96

LAKE BRIDGEPORT:

Materials for Patrol Boat	<u>\$ 21.78</u>	<u>21.78</u>
TOTAL	\$	219,318.92.

TARRANT COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NUMBER ONE.

CONDITION OF FUNDS

	<u>MAINTENANCE FUND</u>	<u>INTEREST AND SINKING FUND</u>	<u>CONSTRUCTION FUND</u>
BOOK BALANCE: February 23, 1951	\$206,901.92	\$341,167.19	\$ -----
Receipts: Land rentals	1,055.82	---	-----
Oran Speer Rock Royalty	359.45	---	-----
Miscellaneous	28.84	---	-----
Oil and Gas Royalty	15.95	---	-----
Reimbursement of expense funds advanced on 2-5-51, by Vo-ck #1826 for \$346.88 and vo-ck. #1827 for \$500.00. Trip, Joe B. Hogsett; Dan H. Priest; Sidney L. Samuels and E.B. Cheatham, Fort Worth to Chicago and return, to sign and make delivery of \$7,000.000. Improvement Bonds	846.88		
Balance of proceeds of sale at par of \$7,000,000.00 Improve- ment Bonds Series 1950, sold to Harris Trust & Savings Bank and Associates	-----	-----	23,137.79
Premium & accrued interest 12-15-50 to 2-9-51 on \$7,000,000.00 Improvement Bonds Series 1950, sold to Harris Trust & Savings Bank and Associates	-----	19,963.50	2,273.76
	\$ 209,208.86	\$361,130.69	\$ 25,411.55
Less: Disbursed by vo-cks #1852 to #1871, Incl.	3,103.91	---	---
	\$ 206,104.95	\$ 361,130.69	\$ 25,411.55
Less: Disbursed by vo-cks #1872 to #1887, Incl.	1,188.92	218,130.00	-----
BOOK BALANCE: March 16, 1950 Cash	\$ 204,916.03	\$ 143,000.69	\$ 25,411.55

NOTE: The Interest and Sinking Fund now owns \$450,000.00 par value United States Government Securities.

The Maintenance Fund now owns \$200,000.00 par value United States Government Securities.

The Construction fund has \$6,976,862.21 invested in United States Treasury Bills.

*copy*

CITY OF WASHINGTON,  
DISTRICT OF COLUMBIA.

§  
§  
§

KNOW ALL MEN BY THESE PRESENTS:

THAT the United States of America, acting herein by and through the Secretary of the Navy of the United States, authorized so to act by the Congress of the United States, pursuant

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\_\_\_\_\_

in consideration of the conveyance by Tarrant County Water Control and Improvement District Number One, a body politic and a public corporation, created under the Constitution of the State of Texas, and of Statutes pursuant thereto, of certain lands amounting in the aggregate to 241.46 acres, (a part of Tract No. 16, described on the Minutes of the United States District Court for the Northern District of Texas, at Fort Worth, in a condemnation proceeding, known as Case No. 432 Civil) has this day granted, sold and conveyed, and by these presents does grant, sell and convey unto said Tarrant County Water Control and Improvement District Number One, three (3) certain tracts or parcels of land amounting in total to 241.46 acres, as set forth and delineated on the plat hereto attached, marked Exhibit "A", and to be taken as a part hereof, as Area "D", Section 1, 217.9 acres; Area "D", Section Two, 14.51 acres; Area "D", Section Three, 9.05 acres; being situated in Tarrant County, Texas, North 32° west approximately 17 miles from the County Court House in Fort Worth, Texas, and is described by metes and bounds as follows: to-wit:

AREA "D", SECTION ONE, FIELD NOTES of a survey of 217.9 acres of land being AREA "D" SECTION NO.1 in the former U. S. Marine Corps Air Station, Eagle Mountain Lake, Texas, said 217.9 acres of land being being a part of the D. T. Flores survey,

Abstract No. 508, and a part of the W. G. King survey, Abstract No. 900, situated in Tarrant County, Texas, North 32 degrees West 17 miles from the County Court House in Fort Worth, Tarrant County, Texas, and is described by metes and bounds as follows, to-wit:

BEGINNING at a galvanized iron pipe driven in the ground in the east line of a 13.68 acre tract of land conveyed by warranty deed by G.W. Duke, et al, to the Tarrant County Water Control & Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Book 1118, page 228, said point of beginning being 913 feet East and 300 feet South of the Southwest corner of the J. G. Helms survey, Abstract No. 807, and in an East line of Tract No. 16;

THENCE East 1020 feet to a galvanized iron pipe driven in the ground for a corner;

THENCE North 305 feet to a 3/4 inch galvanized iron pipe driven in an ancient fence line, the north line of the D.T. Flores survey, Abstract No. 508, and the South line of the J.G. Helms survey, Abstract No. 807, said pipe being set for the most northerly northwest corner of Area "D" Section No. 1;

THENCE South 89 degrees 40' East 3044.17 feet with an ancient fence line and the north line of said Flores survey passing the northeast corner of Flores survey and the west line of the W. G. King survey, Abstract No. 900, and with an ancient fence line to a 1 inch galvanized iron pipe driven in said ancient fence line for a corner;

THENCE South 55 degrees East 834.43 feet with a line parallel to the Texaco Pipe Line and distant 100 feet in a southwesterly direction from the center-line of said Pipe Line, to a galvanized iron pipe driven for a corner;

THENCE South 2074.73 feet to a galvanized iron pipe driven for the most easterly southeast corner of Area "D" Section No. 1, and in the south fence line of the former U. S. Marine Corps Air Station and the south line of said King survey;

THENCE South 89 degrees 30' West 2101.60 feet with the south line of said King Survey and the fence for the south line of said Air Station to a point for a corner in the center-line of the old Newark - Dido public road, said point for corner being the southwest corner of the W.G. King survey, Abstract No. 900 and in the most easterly east line of the D.T.Flores survey, Abstract No. 508;

THENCE north, 0 degrees 30' East with the center-line of said road 1135 feet to a point for a corner;

THENCE North 89° 30' West 1141.5 feet with the center-line of another road to a point for a corner in the center-line of a road south;

THENCE South 0° - 12' West with the center-line of road south, passing the end of said road and continuing in all 1319.15 feet to a concrete monument set in the contour line of elevation 649 feet on the shore of Eagle Mt. Lake, said concrete monument being 3 inches square and about 6 inches exposed above ground;

THENCE with the contour line of elevation 649 feet as follows:

South 75° West 175 feet;  
North 74° 24' West 117 feet;  
North 1° 50' West 302 feet;  
North 10° 04' West 335 feet;  
North 37° 04' West 290 feet;  
North 50° 12' West 495 feet;  
North 88° 31' West 604 feet to a  
point for a corner;

THENCE, leaving the contour line of elevation 649 feet, North 1260 feet along the east line of tract No. 16 to the point of beginning and containing 217.9 acres of land."

AREA "D", SECTION TWO FIELD NOTES of a survey of 14.51 acres of land in the former U.S. Marine Corps Air Station, Eagle Mountain Lake, Texas. Said 14.51 acres of land being a part of the D.T. Flores survey, Abstract No. 505 situated in Tarrant County, Texas, North 33° West 18½ miles from the County Court House in Fort Worth, Tarrant County, Texas, and is described by metes and bounds as follows, to-wit:

BEGINNING at a 1 inch galvanized iron pipe driven in the ground with 5 inches above ground in an ancient fence line for the south line of the D.T. Flores survey, Abstract No. 505, the north line of the D.T. Flores survey, Abstract No. 508, and in the north line of a 308.07 acre tract of land conveyed January 8, 1930 by warranty deed by R.W. Jackson, Et Ux, to the Tarrant County Water Control & Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Book 1071, page 515, said point of beginning being in a north line of Tract No. 16 and North 89° 40' West 726 feet from the northeast corner of the D.T. Flores survey, Abstract No. 508, and the northwest corner of the J. G. Helms survey, Abstract No. 807;

THENCE North 89° 40' West 280 feet to a 24 inch post oak tree used for ancient fence corner, tree has 18" blaze on southwest side about 6 feet above ground and stubs of fence wire in trunk, said tree is the northwest corner of Area "B", the southeast corner of a 223.30 acre tract of land conveyed March 6, 1930 by warranty deed by A. Gant & wife to the Tarrant County Water Control & Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Book 1108, page 291, said corner is a corner of Tract 16 and in the south line of the D. T. Flores survey, Abstract No. 505;

THENCE North 4° 16' East 2382.5 feet along the east line of said Gant Tract and Tract No. 16 to the most southerly southeast corner of Area "A";



THENCE South 86° 25' East 251 feet to 1 inch galvanized iron pipe driven for the northeast corner of Area "D" Section 2;

THENCE South 3° 35' West 2369 feet to the point of beginning and containing 14.51 acres of land.

FIELD NOTES FOR AREA "D" SECTION 3 of a survey of 9.05 acres of land in the former U.S. Marine Corps Air Station, Eagle Mountain Lake, Texas. Said 9.05 acres of land being a part of the J. G. Helms survey, Abstract No. 807, situated in Tarrant County, Texas, North 33° 30' West 17½ miles from the County Court House in Fort Worth, Tarrant County, Texas, and is described by metes and bounds as follows, to-wit:

BEGINNING at a stone, the southwest corner of the J. G. Helms Survey, Abstract No. 807, said point of beginning being a limestone 3" x 6" x 8" in a north & south ancient fence line, from said stone a 24" post oak tree with wire stubs in south side bears North 88° East 15.5 feet, the point of beginning being one of the corners of Tract No. 16 and the northwest corner of a 13.68 acre tract of land conveyed by warranty deed by G.W. Duke, Et al to Tarrant County Water Control & Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Book 1118, page 228;

THENCE North 500 feet along an ancient fence line and the west line of said Helms survey to a point for the northwest corner of Area "D" Section 3 and the southeast corner of Area "B";

THENCE North 89° East 375.6 feet to a galvanized iron pipe driven for a north corner;

THENCE South 63° 50' East 599 feet to a galvanized iron pipe driven for the northeast corner;

THENCE South 250 feet to the northeast corner of said Duke tract in the south line of said J.G. Helms Survey;

THENCE North 89° 40' West with the south line of said Helms survey and the north line of said Duke tract, 913 feet to the point of beginning & containing 9.05 acres.

The Grantor, United States of America, does hereby reserve a perpetual easement for highway purposes over and on the old Newark-Dido Road along the west line, and from the Southwest corner of the W. G. King survey, North through Area "D", Section 1, as delineated on the plat hereto attached and marked Exhibit "A". The roadway right-of-way being sixty (60) feet in width; thirty feet on each side of the centerline which is described as follows:

BEGINNING at the southwest corner of the W.G. King Survey, Abstract No. 900, a point of intersection of center-line of old Newark-Dido Road and the South boundary line of the former U.S. Marine Corps Air Station;

THENCE North  $0^{\circ} 30'$  East 2581.9 feet, with the center-line of said road, to the North Boundary line of Area "D" Section No. 1.

The Grantor herein reserves a limited and conditional easement for highway purposes, from the center line of the old Newark-Dido Road across the eastern portion of Area "D", Section 1, from points R to Q, as designated on the plat attached hereto and marked Exhibit "A". The roadway right-of-way being sixty (60) feet in width; thirty feet on each side of the center line, which is described as follows:

BEGINNING at a point in the center-line of old Newark-Dido road, said point of beginning being North  $0^{\circ} 30'$  East 1613.9 feet from the southwest corner of the W.G. King survey, Abstract No. 900;

THENCE East, with center-line of a gravel road, 694.5 feet to its first angle;

THENCE South  $75^{\circ} 09'$  East, with the center-line of said gravel road, 395 feet to its second angle;

THENCE South  $86^{\circ} 57'$  East 1011 feet to a point in the east boundary line of Area "D" Section No. 1.

The easement hereinabove described is reserved upon the following terms and conditions:

The United States of America shall be permitted to use the above described roadway from points R to Q, for a period of five years from the date of this instrument, provided, however, that if within this period of time, the United States of America has not constructed the proposed by-pass road, then the United States of America shall have the option to extend the easement period for another term of five years, but no longer, and, provided further, that the option for such extension shall be exercised by written communication from the United States Government to that effect, sixty days next prior to the expiration of

the first five-year period, which communication shall be delivered at the offices of the District in the City of Fort Worth, Texas.

The United States of America, the Grantor herein, does reserve perpetual avigation easements (which shall embrace the standard requirements relating to glide angles and approach zones to runways as prescribed by the Federal Bureau of Aeronautics, Shore Establishments Division, Planning Standards for Air Stations in effect prior to 26 October, 1950) over Area "D" Section 1, and Section 3, being a part of the property conveyed herein by the United States of America, to the Tarrant County Water Control and Improvement District Number One, as set forth and delineated on the plat hereto attached and hereinbefore described in this instrument as Exhibit "A".

It is intended, understood and agreed that the United States of America reserves, and the Tarrant County Water Control and Improvement District Number One grants, perpetual avigation rights over those certain lands consisting of that part of Eagle Mountain Lake lying within the trapezoidal area whose centerlines are direct continuations, for a distance of two miles, of the runway center-lines and whose widths at the ends of the runways are 1000 feet (500 feet each side of the end points of, and measured at right angles to, the runway center-lines) and whose widths at a distance of two miles from the ends of runways are 4000 feet (2000 feet each side of, and at right angles to, the continuations of the runway center-lines). These sidelines diverge at an angle of  $8^{\circ} 5'$  from the continuations of the runway center-lines. The location of the end point and the relative bearing of the North-South runway, contiguous to Area "D" Section 1, and Section 3, are as follows:

The South end of the North-South runway is located North  $80^{\circ} 20'$  East 1384.03 feet from the Southwest corner of the J.G. Helms Survey (Baker land) and the centerline of said runway bears North  $4^{\circ} 35'$  West.

It is further intended, understood and agreed that within the areas for which Avigation Rights have been reserved herein that no obstructions shall remain, or hereafter be erected by the fee owner or owners, nor shall any trees or vegetation be allowed to grow beyond a height of one foot for each forty (40) feet of horizontal distance from the ends of the respective runways. The Government may at any time and it is empowered to enter the areas over which such Avigation Rights have been reserved for the purpose of removing or lowering such obstructions.

It is further stipulated that the Grantor herein, in the exercise of the privileges reserved by the terms of the foregoing easement shall and will hold the said Tarrant County Water Control and Improvement District Number One, and its successors and assigns, free and harmless from all damage or injury to persons and property within said area and the vicinity thereof, and will indemnify said Tarrant County Water Control and Improvement District Number One, and its assigns, from all liability incurred by reason of the exercise of the aforesaid privileges.

To have and to hold the three said parcels of land (Area "D" Section 1; Area "D" Section 2; Area "D" Section 3, as aforesaid) to the said Tarrant County Water Control and Improvement District Number One, and its successors and assigns, forever, subject to the easements reserved herein by Grantor; and the United States of America does hereby declare that it is the fee simple owner of the lands herein conveyed.

IN WITNESS whereof the said United States of America, pursuant to authority vested in it by the National Congress, approved by the President of the United States, acting herein by and through the Secretary of the Navy of the United States, has hereunto subscribed its name and impressed hereon its great seal, in the City of Washington, on this the \_\_\_\_\_ day of \_\_\_\_\_, A. D. 1951.

UNITED STATES OF AMERICA

By \_\_\_\_\_  
Secretary of the Navy.

UNITED STATES OF AMERICA |  
DISTRICT OF COLUMBIA. |

BEFORE ME \_\_\_\_\_, a Notary Public  
in and for the District of Columbia, on this day personally  
appeared \_\_\_\_\_, Secretary of the Navy of  
the United States of America, known to me to be the person whose  
name is subscribed to the foregoing instrument, and known to me  
to be the Secretary of the Navy of the United States of America,  
and acknowledged to me that he executed the same in his official  
capacity as such Secretary, and as the act and deed of the United  
States of America, for the purposes and consideration therein  
expressed.

Given under my hand and seal of office in the City of  
Washington, on this the \_\_\_\_\_ day of \_\_\_\_\_, A. D. 1951.

\_\_\_\_\_  
Notary Public in and for the  
District of Columbia.

*AK*  
*AK*

QUITCLAIM DEED

CITY OF WASHINGTON,            |  
                                  |        KNOW ALL MEN BY THESE PRESENTS:  
DISTRICT OF COLUMBIA.        |

THAT, WHEREAS, the Government of the United States of America did institute a proceeding in condemnation in the United States District Court for the Northern District of Texas, at Fort Worth, Texas, to condemn for the use of such Government, for and during the period of World War Number Two, a certain Tract of land lying and being situated in Tarrant County, in the State of Texas, the property of Tarrant County Water Control and Improvement District Number One, a political subdivision of the State of Texas, and a body corporate and politic, which such proceeding is styled on the docket of said Court as "Case No. 432 Civil"; and

WHEREAS, pursuant to said proceedings a decree was rendered by said Court, granting to the use of said Federal Government said tract of land, which was therein described as Tract No. 16, which decree was rendered on the 9th day of July, 1943, and is of record in Civil Minutes, Volume 27, page 523, of the Minutes of said Court, to which reference is here expressly made; and

WHEREAS, by the terms of said decree, to which reference is hereby expressly made as if incorporated herein, it was provided that said lands so devoted to the uses of the Federal Government should be restored to said Tarrant County Water Control and Improvement District Number One, the fee simple owner thereof, when the Secretary of the Navy of the United States should proclaim that the use of the Government had ceased;

NOW, THEREFORE, in consideration of the premises, and the United States Government having ceased to use the said premises, and by virtue of the terms of the decree, the Secretary of the Navy

now declares that the use of same has ceased, and that the full possession as well as the full title and ownership of said tract should be restored to the said Tarrant County Water Control and Improvement District Number One, free and acquit of any claim of interest therein or thereto by the United States Government;

NOW, THEREFORE, in consideration of the premises, and of the consideration deemed valuable by the Government of the United States issuing from said Tarrant County Water Control and Improvement District Number One; the said Government of the United States, acting herein by and through its Secretary of the Navy, does hereby release, surrender, quitclaim and reconvey unto the said Tarrant County Water Control and Improvement District Number One, all and singular, said Tract No. 16, embracing two (2) parcels of land as recorded in Tarrant County, Texas, Deed Records, Volume 1548, pages 460 and 461, and hereinafter more fully described by metes and bounds as follows, to-wit:

All that tract or parcel of land situated in Tarrant County, Texas, in the T. Harvey Survey, J.W. Wilcox survey, Abstract No. 1700; D.T. Flores Survey, Abstract No. 505, I. S. Lewis Survey, D.T. Flores survey, Abstract No. 508 and the C.R. Huff survey. This being a portion of the tracts acquired by the Tarrant County Water Control & Improvement District Number One from the following owners, purchased in fee:

The Albert Shaw Purchase, out of the Huff & Wilcox surveys recorded in Volume 1119, page 47, on April 11, 1930; the Knox Hutcheson purchase out of the Wilcox Survey recorded in Volume 1095, page 429 on the 8th day of May, 1930; the A.Gant Purchase out of the Flores and Wilcox Surveys recorded in Volume 1108, page 291, March 6, 1930; the R.W. Jackson Purchase out of the Flores Abstract #508 survey and the I.S. Lewis Survey, recorded in Volume 1071, page No. 515 and the O. G. Lowry Purchase out of the D.T. Flores Survey, Abstract 508, recorded in Volume 1071, page 601, February 25th, 1930, also the G. W. Duke Purchase out of the Flores Abstract No. 508, recorded in Vol. 1118, page 228, July 1, 1930, also the Duke purchase recorded in Volume 1150, page 322, January 14, 1932, and the Linnie Kidd Purchase out of the Flores, Abstract No. 508 survey, recorded in Volume 1083, page 418, March 5, 1930, all in the records of Tarrant County, Texas. This land being more particularly described as follows:

Beginning at a point in the north boundary line of Tarrant County and the South Boundary line of Wise County on the east shore of Eagle Mountain Lake at elevation 649, this being in the T. Harvey survey and being the northwest corner of this tract. Thence meandering with the 649 elevation contour of the East shore of Eagle Mountain Lake the following calls and distances. South 0° 15' West 660.4 feet, South 38° 51' East 559 feet, South 72° 42' West 192 feet, South 88° 23' West 212 feet, North 48° 35' West 223 feet, North 50° 5' West 370 feet, South 75° 25' West 172 feet, North 37° 51' West 181.5 feet, North 84° 42' West 119 feet, South 3° 39' East 321 feet, South 50° 18' West 304.7 feet, South 37° 18' East 654.9 feet, South 15° 31' West 289 feet, South 11° 50' East 425.5 feet, South 67° 20' West 111 feet, South 25° 47' West 261 feet, South 20° 45' East 199.4 ft. South 26° 56' East 246.6 feet, South 83° 10' West 325 feet, South 31° 24' West 326 feet, South 16° 39' East 220 feet, South 63° 44' West 244 feet, South 7° 52' West 232 feet, South 24° 42' West 196 feet, South 22° 34' West 278 feet, South 23° 13' West 392 feet, South 12° 59' West 127 feet, South 8° 5' West 220 feet, South 14° 46' West 222 feet, South 48° 54' West 281 feet, South 1° 28' West 293 feet, South 5° 2' East 458.6 feet, South 21° 56' East 392 feet, South 21° 56' East 474 feet, North 16° 05' East 412 feet, North 1° 10' East 455 feet, North 48° 36' East 311 feet, North 56° 21' East 316 feet, South 25° 56' East 315 feet, South 21° 58' West 273 feet, South 3° 36' West 301 feet, South 8° 59' East 383 feet, South 17° 31' West 788 feet, South 11° 07' West 617 feet, South 52° 14' East 1325 feet, North 78° 55' East 544 feet, South 84° 47' East 384 feet, South 24° 59' East 287 feet, South 8° 36' West 387 feet, South 68° 35' West 598 feet, South 44° 55' East 148.6 feet, Due East 367 feet, North 69° 55' East 295 feet, North 42° 23' East 403 feet, North 22° 49' West 348 feet, North 0° 55' West 372 feet, South 59° 38' East 474 feet, south 21° 59' East 448.8 feet, South 4° 55' East 869 feet, this being the last point in the 649 contour traverse for this tract, thence due North 1580 feet, thence due West 913 feet, thence North 0° 30' East with west line of S.R. Baker's land, 2017 feet, thence North 89° 40' W. with the South line of Sam Hord's land 1006 feet, thence 3° 35' East with west line of Hord's land 4021 feet, thence South 89° 20' East with a North line of Hord's land 2443 feet, thence North 0° 30' West along West line Hord's land and a West line of Beauchamp's land 1581 feet, thence due East 217 feet, thence due North 369 feet to the North line of the Wilcox Survey in the South line of the Huff Survey, thence North 1° 30' East 82 feet, North 10° 20' East 194 feet, North 48° 35' West 329.5 feet, North 57° 35' West 107 feet, North 23° 37' West 62 feet, North 45° 10' West 61.2 feet, North 56° 0' West 131.2 feet, North 44° 0' West 110 feet, North 140 feet to the North line of Tarrant County, thence along the north line of Tarrant



County, North 89° 20' West 1529 feet, to the place of beginning. This being Parcel No. 1 of two tracts herein described.

PARCEL NO. 2: Being all of the Linnie Kidd purchase more particularly described beginning with the Northeast corner of the G. W. Duke subdivision being the Northeast corner of Lot No. 5 of said Sub-Division in the center of the paved public road, thence due East with center of said road 1140 feet to the center of the paved public road in the West line of the King Survey and the East line of the Flores No. 508 Survey for the Northeast corner of this tract. Thence due South passing the Southwest part of the King Survey and continuing along the West line of the McCloud Survey and at a total distance of 1600 feet the Southeast corner of the Linnie Kidd tract and of this tract. Thence due West along the South line of the Linnie Kidd tract and this tract 1140 feet to the Southwest corner of the Linnie Kidd tract and this tract, thence North 1600 feet to the place of beginning.

The combined acreage of these parcels being 453.5 acres, this being all the land owned by the Tarrant County Water Control & Improvement District Number One, within the limits of the Tarrant County Marine Corps Glider Base.

TO HAVE AND TO HOLD the aforesaid premises and property unto the said Tarrant County Water Control and Improvement District Number One, and its successors and assigns, without claim or interest therein or thereto by the Government of the United States.

IN WITNESS whereof, the United States Government, acting by and through its Secretary of the Navy, the Honorable \_\_\_\_\_, has hereunto subscribed its name and impressed its corporate seal thereon, on the \_\_\_\_ day of \_\_\_\_\_, A. D. 1951.

UNITED STATES OF AMERICA.

By \_\_\_\_\_  
Secretary of the Navy.

THE CITY OF WASHINGTON,  
DISTRICT OF COLUMBIA.

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BEFORE me, \_\_\_\_\_, a Notary Public in and for the District of Columbia, on this day personally appeared \_\_\_\_\_, Secretary of the Navy of the United States of America, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same in his official capacity as Secretary of the Navy of the United States Government, for the purposes and consideration therein expressed and as the act and deed of the Government of the United States.

Given under my hand and seal of office in the City of Washington, District of Columbia, on this the \_\_\_\_ day of \_\_\_\_\_, A. D. 1951.

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Notary Public in and for  
District of Columbia.

*OK*

THE STATE OF TEXAS  
COUNTY OF TARRANT.

KNOW ALL MEN BY THESE PRESENTS:

THAT the Tarrant County Water Control and Improvement District Number One, a political subdivision of the State of Texas, and a public corporation created in virtue of the Constitution of the State of Texas, and of Statutes enacted pursuant thereto, hereunto duly authorized by resolution of its Board of Directors had and passed on the 19 day of March, A. D. 1951, in consideration of the conveyance by the United States of America (authorized by act of the National Congress) to the grantor herein by instrument of even date herewith, consisting of three (3) tracts of land owned in fee simple by the Government of the United States embracing 241.46 acres in Tarrant County, Texas, does by these presents grant, sell and convey, and by these presents, has granted, sold and conveyed to the Government of the United States of America two (2) certain parcels of land amounting in the aggregate to 241.46 acres in Tarrant County, Texas, set forth and delineated on the plat hereto attached, marked Exhibit "A", and to be taken as a part hereof, and identified on said plat as area "A" of 221.34 acres, and area "B" containing 20.12 acres, which said two tracts (Area "A" and Area "B") are situated in Tarrant County, Texas, North 32 degrees West, approximately 18½ miles from the County Court House in the City of Fort Worth, Texas, and more particularly described by metes and bounds as follows, to-wit:

FIELD NOTES AREA "A" of a survey 221.34 acres of land being AREA "A" in Tract No. 16 in the former U.S. Marine Corps Air Station, Eagle Mountain Lake, Texas, said 221.34 acres of land being a part of the T. Harvey survey, Abstract No. 821, a part of the C.R. Huff survey, Abstract No. 448, a part of the J. Wilcox survey, Abstract No. 1700, and a part of the D.T. Flores survey, Abstract No. 505; situated on the East side and adjoining Eagle Mountain Lake in Tarrant County, Texas, being North 32° West 18½ miles from the County Court House in Fort Worth Texas, and is described by metes and bounds as follows, to-wit:

BEGINNING at a concrete monument South 5° East 483 feet and 1529 feet West of the northeast corner of the T. Harvey survey, Abstract No. 821, said concrete monument being 3 inches square, set with 3 inches above surface of concrete placed around base of 6 inch cedar post in fence for the northwest corner of the former U.S. Marine Corps Air Station, and on the North line of Tarrant County and the South line of Wise County, from the concrete monument a cluster of 4 water elms 5 inches to 6 inches in diameter bears 60° East 84 feet, twin pecan trees 8 inches in diameter bears North 45° East 95 feet, do bear North 38° East 97 feet, said concrete monument is set at Elevation 649 feet on the east shore of Eagle Mountain Lake;

THENCE along the east shore of Eagle Mountain Lake with the contour line of elevation 649 feet the following courses and distances:

South 0° 15' West 660.4 feet  
 South 38° 51' East 559 feet  
 South 72° 42' West 192 feet  
 South 88° 23' West 212 feet  
 North 48° 35' West 223 feet  
 North 50° 05' West 370 feet  
 South 75° 25' West 172 feet  
 North 37° 51' West 181.5 feet  
 North 84° 42' West 119 feet  
 South 3° 39' East 321 feet  
 South 50° 18' West 304.7 feet  
 South 37° 18' East 654.9 feet  
 South 16° 31' West 289 feet  
 South 11° 50' East 425.5 feet  
 South 67° 20' West 111 feet  
 South 25° 47' West 261 feet  
 South 20° 45' East 199.4 feet  
 South 26° 56' East 246.6 feet  
 South 83° 10' West 325 feet  
 South 31° 24' West 326 feet  
 South 16° 39' East 220 feet  
 South 63° 44' West 244 feet  
 South 7° 52' West 232 feet  
 South 24° 42' West 196 feet  
 South 22° 34' West 278 feet

South 23° 13' west 58 feet to a 3/4 inch galvanized iron pipe driven in the ground with 10 inches above ground for the southwest corner of Area "A", from said pipe and corner a X with under cut on 12 inch post oak tree bears North 78° East 104.2 feet;

THENCE, leaving the contour of elevation 649 feet, South 86° 25' East 1478.8 feet to the southeast corner of Area "A" in the East boundary line of a 223.3 acre tract of land conveyed March 6, 1930, by warranty deed by A. Gant and wife, to the Tarrant County Water Control & Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Vol. 1108, page 291, said corner being in the east line of Tract No. 16;

THENCE North 4° 16' East 1630 feet along the east line of said Gant tract and Tract No. 16, crossing the North line of the D. T. Flores survey, Abstract No. 505 and the South line of the J. Wilcox survey, Abstract No. 1700, to the most southerly southwest corner of a 116.42 acre tract of land conveyed May 7, 1930 by warranty deed by Knox Hutcheson et ux to Tarrant County Water Control & Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Vol 1095, page 429, said corner being a corner of Tract No. 16;

THENCE South 89° 20' East 2343 feet along the south line of said Hutcheson tract and Tract No. 16 to the southeast corner of said Hutcheson tract and a southeast corner of Tract No. 16;

THENCE North 0° 30' West 1581 feet along the east line of said Hutcheson tract and Tract No. 16 to the northeast corner of said Hutcheson tract and a northeast corner of Tract No. 16;

THENCE West 217 feet to the southeast corner of a 102.20 acre tract of land conveyed by warranty deed by Albert Shaw and wife, Nan Shaw to Tarrant County Water Control & Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Book 1119, page 47, said corner being in the north line of said Hutcheson tract;

THENCE North 369 feet along the east line of said Shaw tract and of Tract No. 16;

THENCE continuing with the east line of said Shaw tract and Tract No. 16 crossing the North line of the J. Wilcox survey and the South line of the C. R. Huff survey, Abstract No. 448, as follows:

North 1° 30' East 82 feet  
North 10° 40' East 194 feet  
North 48° 35' West 329.5 feet  
North 57° 35' West 107 feet  
North 23° 30' West 62 feet  
North 45° 10' West 61.2 feet  
North 56° West 131.2 feet  
North 44° West 110 feet

North 140 feet to a point in the north boundary line of the former U.S. Marine Corps Air Station, the North line of Tarrant County and the south line of Wise County;

THENCE North 89° West 1529 feet along the north boundary line of said Air Station and County line to the point of beginning and containing 221.34 acres of land.

FIELD NOTES FOR AREA "B" of a survey of 20.12 acres of land being AREA "B" in TRACT 16 in the former U.S. Marine Corps Air Station, Eagle Mountain Lake, Texas. Said 20.12 acres of land being a part of the D.T. Flores Survey, Abstract No. 508 and being North 33° 30' West 18 miles from the County Court House in Fort Worth, Tarrant County, Texas, and is described by metes and bounds as follows, to-wit:

BEGINNING at the most northerly northeast corner of the D.T. Flores survey, Abstract No. 508 and the northwest corner of the J. G. Helms Survey, Abstract No. 807, said point of beginning being the northeast corner of a 308.7 acre tract of land conveyed January 8, 1930, by warranty deed by R.W. Jackson, et ux, to the Tarrant County Water Control Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Book 1071, page 515, and a northeast corner of Tract No. 16;

THENCE South 1517 feet with the east line of said Flores Survey, same being the west line of said Helms Survey, the east line of said Jackson tract and Tract No. 16 to a point for the southeast corner of Area "B";

THENCE South 89° West 250 feet to the southwest corner of Area "B", a 1 inch galvanized iron pipe driven in the ground for the corner;

THENCE North 25° 40' West 1701.95 feet to 24 inch post oak tree used for ancient fence corner, tree has 18" blaze on southwest side about 6 feet above ground and stubs of fence wire in trunk, said tree is the northwest corner of Area "B", the southeast corner of 223.30 acre tract of land conveyed March 6, 1930, by warranty deed by A. Gant and wife to Tarrant County Water Control and Improvement District No. 1 and recorded in Tarrant County, Texas, Deed Records Vol. 1108, page 291, said corner is a corner of Tract No. 16 and in the north line of the D.T. Flores survey, Abstract No. 508 and the south line of the D.T. Flores survey, Abstract No. 505; and in the north line of said Jackson tract;

THENCE South 89°<sup>40'</sup> East 1006 feet to the place of beginning and containing 20.12 acres of land.

As a condition to this conveyance by the said Tarrant County Water Control and Improvement District Number One to the Government of the United States, and as part of the consideration for this conveyance by the Grantor herein, the said Grantor does hereby particularly reserve to itself and its successors and assigns, a perpetual easement in, over and upon the two tracts herein conveyed to Grantee for the impounding and depositing of waters whether ordinary

or in flood, issuing directly or indirectly from Eagle Mountain Lake, which was built and constructed, and is now controlled by said District, and the Grantee herein in accepting the within deed of conveyance, waives and renounces any and all claims for damage or compensation therefor or on account thereof.

And, in return for said easement herein above reserved, the said Tarrant County Water Control and Improvement District Number One, the Grantor herein, does hereby grant to the Government of the United States perpetual avigation easements, (which shall embrace the standard requirements relating to glide angles and approach zones to runways as prescribed by the Federal Bureau of Aeronautics, Shore Establishments, Division Planning Standards, for Air Stations in effect prior to 26 October, 1950, ) over lands owned by the Grantor and situated contiguous to the ends and in direct continuations of the runways of the former Marine Corps Air Station, Eagle Mountain Lake, particularly AREA "C", Section 1, and the lake portions beyond Areas "A" and "D", Section 1, and "C" Section 2, as set forth and delineated on the plat hereto attached and hereinbefore described in this instrument as Exhibit "A". It is intended, understood and agreed that the avigation rights herein granted shall include those certain lands owned by Grantor, consisting of that part of Eagle Mountain Lake lying within the trapezoidal areas whose center lines are direct continuations, for a distance of two miles, of the runway center lines and whose widths at the ends of the runways are 1000 feet (500 feet each side of the end points of, and measured at right angles to, the runway centerlines) and whose widths at a distance of two miles from the ends of runways are 4000 feet, (2000 feet each side of, and at right angles to, the continuations of the runway centerlines). These side lines diverge at an angle of 8° 5' from the continuations of the runway centerlines. The location of the end point, and the relative bearing of the southwest-northeast runway (contiguous to Area "C", Section 1) are as follows:

The Southwest end of the Southwest-Northeast runway is located North 26° 43' West 1110.75 feet from the Southwest corner of the J. G. Helms Survey (Baker Land) and the centerline of said runway bears North 68° 55' East.

The end descriptions of the other Runways are:  
The N.W. end of the NW-SE Runway is located S. 75°  
15' E. 936.27 feet from the SW corner of the Hutcheson  
Tract and the center of said Runway bears S. 57° 26'  
30" E.

The S. end of the N/S Runway is located N. 80° 20'  
E. 1384.03' from the SW corner of the J. G. Helms-  
Survey (Baker Land) and the center line of said  
Runway bears N. 4° 35' 30" W.

It is further intended, understood and agreed that within the areas for which aviation rights have been herein granted to the United States of America, that no obstructions shall remain, or hereafter be erected by the fee owner or owners, nor shall any trees or vegetation be allowed to grow, beyond a height of one foot for each forty feet of horizontal distance from the ends of the respective runways. The Government may at any time, and it is empowered to enter the areas over which such aviation rights have been herein granted for the purpose of removing or lowering such obstructions in the event they should exist.


It is further stipulated that the Grantee herein in the exercise of the privileges permitted by the foregoing easements shall and will hold the said Tarrant County Water Control and Improvement District Number One, and its successors and assigns, free and harmless of and from all damage or injury to persons and property within said area and in the vicinity thereof, and will indemnify said Tarrant County Water Control and Improvement District Number One, and its assigns, from all liability incurred by reason of the exercise by the Grantee of the aforesaid privileges.

IN WITNESS WHEREOF, the Tarrant County Water Control and Improvement District Number One, in accordance with resolutions of its Board of Directors, has on this the 28th day of April, A. D. 1951, subscribed its name hereto and impressed its corporate seal hereon by and through its President, Joe B. Hogsett, and attested by its Secretary, Dan H. Priest.

ATTEST:

  
Secretary.

TARRANT COUNTY WATER CONTROL AND  
IMPROVEMENT DISTRICT NUMBER ONE.

By   
\_\_\_\_\_



THE STATE OF TEXAS, |  
COUNTY OF TARRANT |

Before me Myrtle Hartmeister, a Notary Public in and for Tarrant County, Texas, on this day personally appeared Joe B. Hogsett, President of Tarrant County Water Control and Improvement District Number One, a public corporation and a subdivision of the State of Texas, known to me to be the person whose name is subscribed to the foregoing instrument, and known to me to be the President of said corporation, and acknowledged to me that he executed the same, in his capacity as such President, and as the act and deed of said corporation, for the purposes and consideration therein expressed.

Given under my hand and seal of office in the City of Fort Worth, Texas, on this the 22 day of April, A. D. 1951.

Myrtle Hartmeister  
Notary Public in and for  
Tarrant County, Texas. MYRTLE HARTMEISTER