

MINUTES OF A MEETING OF THE BOARD OF DIRECTORS OF
TARRANT REGIONAL WATER DISTRICT
HELD ON THE 15th DAY OF SEPTEMBER 2026 AT 9:00 A.M.

The call of the roll disclosed the presence of the Directors as follows:

Present
Leah King
Paxton Motheral
C.B. Team
Skylar O'Neal
Johnathan Killebrew

Also present were Dan Buhman, Chris Akers, Airin Barnett, Darrell Beason, Rick Carroll, Steve Christian, Dustan Compton, John Farris, Ellie Garcia, Jason Gehrig, Royce Hansen, Zachary Huff, Rachel Ickert, Jennifer Mitchell, Sandy Newby, Jennifer Owens, Kathleen Ray, Nicole Rutigliano, Stephen Tatum, Kirk Thomas and Ed Weaver of the Tarrant Regional Water District (District or TRWD).

1.

All present were given the opportunity to join in reciting the Pledges of Allegiance to the U.S. and Texas flags.

2.

Public Comment was received from Keith Matthews who spoke regarding Benbrook Lake water supply pumping operations and lake levels. Public Comment was received from Ambika Sharma who spoke regarding "general around tax rate."

3.

Director Team moved to approve the minutes from the meetings held on August 4, 2026, and August 18, 2026. Director Motheral seconded the motion, and the votes were 5 in favor, 0 against. It was accordingly ordered that these minutes be placed in the

permanent files of the District.

4.

With the recommendation of management, Director Motheral moved to approve the Fiscal Year 2027 General Fund Budget of \$33,570,000. The General Fund Budget consists of expenditures of \$32,997,224 and capital reserves of \$572,776. Funding for this item is included in the Fiscal Year 2027 General Fund Budget. Director O'Neal seconded the motion, and the votes were 5 in favor, 0 against.

5.

With the recommendation of management, President King moved to adopt the ad valorem tax rate of \$.0273/\$100 valuation, for tax year 2026. Director O'Neal seconded the motion, and the votes were 5 in favor, 0 against.

6.

With the recommendation of management, Director Motheral moved to approve the Fiscal Year 2027 Governmental Contingency Fund Budget of \$51,041,000. This budget consists of special projects expenditures of \$41,541,000 and capital projects of \$9,500,000. These expenditures are offset by expected revenues of \$12,916,391 for special projects and \$9,500,000 for capital projects. Funding for this item is included in the Fiscal Year 2027 Governmental Contingency Fund Budget. Director Team seconded the motion, and the votes were 5 in favor, 0 against.

7.

With the recommendation of management, Director Team moved to approve the

Fiscal Year 2027 Revenue Fund Budget of \$223,715,299 offset by projected non-contract revenues of \$18,379,876 for a proposed net revenue requirement from contract customers of \$205,335,423. Funding for this item is included in the Fiscal Year 2027 Revenue Fund Budget. Director Motheral seconded the motion, and the votes were 5 in favor, 0 against.

8.

With the recommendation of management, Director Motheral moved to approve the consent agenda:

- 1) Change in the calculation of the retainage being held for Traylor-Sundt Joint Venture to the amount of \$750,000 for Section 19 Long Tunnel Project of the Integrated Pipeline Project. The total current contract price is \$221,963,591.17. All remaining contract payments are to be made in full, the Board having found satisfactory progress is being made, and that the amount retained is in excess of the amount adequate for the protection of TRWD. Any additional changes to the contract price by change order or alternate base bid work for the project will require adjustment to the retainage schedule and final contract amount. Funding for this item is included in the Bond Fund.
- 2) Change in the calculation of the retainage being held for C1S Group, Inc. to the amount of \$334,045, for the Dechlorination Improvements at Arlington and Benbrook Outlets Construction Project. The total current contract price is \$6,680,900. With approval, all remaining contract payments are to be made in full. Any additional changes to the contract price by change order or alternate base bid

work for the project will require adjustment to the retainage schedule. Funding for this item is included in the Bond Fund.

- 3) Joint-funding agreement in an amount not-to-exceed \$445,390 with the U.S. Geological Survey (USGS) for gage network support services. The agreement has a total cost of \$479,140. The USGS contribution is \$33,750 (7%) and the District's contribution is \$445,390 for services provided from October 1, 2026, to September 30, 2027. Funding for this item is included in the Fiscal Year 2027 General Fund and Fiscal Year 2027 Revenue Fund Budgets.
- 4) Contract in the amount of \$57,760.02 with Robinson Taylor Industries LLC for a comprehensive preventive maintenance program for heating, ventilation, and air conditioning systems located at District pump stations, outlet facilities, and interconnect structures. This contract includes authority for four (4) additional one-year renewal options, for an initial term in the amount of \$57,760.02, and a total potential cost not-to-exceed \$288,800.10. The contract also establishes labor and material rates for unscheduled repair services at \$95.00 per hour during normal working hours, \$142.50 per hour for overtime work, and a 20 percent markup on materials. Funding for this item is included in the Fiscal Year 2027 Revenue Fund Budget.
- 5) Contract in an amount not-to-exceed \$245,000 with Shermco Inc. for switchgear, transformer, and relay maintenance. This contract covers an initial one-year period, with the option to renew for four (4) additional one-year periods for a total potential cost not-to-exceed \$1,225,000. Funding for this item is included in the Fiscal Year 2027 Revenue Fund Budget.

6) Capital Fleet expenditures in the amount of \$4,035,401.65:

- Fifty-one (51) New Fleet Vehicles from Caldwell Country Chevrolet (\$3,146,921.65)
- One (1) Wheeled Hydraulic Excavator from Kirby Smith Machinery, Inc. (\$689,880)
- One (1) Heavy-Duty Tandem Axle Dump Truck from Rush Truck Center (\$198,600)

Funding for this item is included in the Fiscal Year 2027 General Fund and Fiscal Year 2027 Revenue Fund Budgets.

7) Contract in an amount not-to-exceed \$45,000 with Schick Enterprises LLC for preventative maintenance services including state inspections, oil changes, tire rotations, etc. This contract covers one initial one-year period, with the option to renew for four (4) additional one-year periods for a total potential cost not-to-exceed \$225,000. Funding for this item is included in the Fiscal Year 2027 General Fund and Fiscal Year 2027 Revenue Fund Budgets.

Director Team seconded the motion, and the votes were 5 in favor, 0 against.

9.

With the recommendation of management, Director Team moved to approve an interlocal agreement in an amount not-to-exceed \$20,000 with the City of Arlington for a residential smart irrigation controller rebate program. The contract includes two (2) one-year renewal options for a total potential cost not-to-exceed \$90,000 as long as budgeted funds are available. Funding for this item is included in the Fiscal Year 2027 Revenue Fund Budget. Director O'Neal seconded the motion, and the votes were 5 in favor, 0 against.

10.

With the recommendation of management, Director Killebrew moved to approve a

contract in an amount not-to-exceed \$301,424.30 with Linear Traffic Markins LLC for the installation of Trail Striping in the Clear Fork. Funding for this item is included in the Fiscal Year 2026 General Fund Budget and the Fiscal Year 2027 General Fund Budget. Director O'Neal seconded the motion, and the votes were 5 in favor, 0 against.

11.

With the recommendation of management, President King moved to approve an Interlocal Agreement between City of Dallas, North Texas Municipal Water District and Tarrant Regional Water District to establish a regional framework for cooperation to enhance the reliability, resiliency, and cost-effectiveness of water supply in North Texas. Director Motheral seconded the motion, and the votes were 5 in favor, 0 against.

12.

With the recommendation of management, President King moved to approve a resolution authorizing a participation agreement in Tax Increment Reinvestment Zone Number 17 - Near West Side, and recommending Director Skylar O'Neal to the City of Fort Worth to serve on the Tax Increment Reinvestment Zone 17 - Near West Side Board of Directors. Director Team seconded the motion, and the votes were 5 in favor, 0 against.

13.

With the recommendation of management, Director Team moved to approve a one-year contract in the amount of \$80,000 with Baker Tilly Advisory Group LP for internal audit services, with authority for two (2) additional one-year renewal options, including an initial term, and a rate increase of between 3% and 4% annually based on labor rates, for a total potential cost not-to-exceed \$250,000. Funding for this item is included in the Fiscal Year 2027 General Fund and Fiscal Year 2027 Revenue Fund Budgets. Director Killebrew

seconded the motion, and the votes were 5 in favor, 0 against.

14.

With the recommendation of management, Director O'Neal moved to approve a one-year contract in the amount of \$80,000 with Whitley Penn LLP for internal audit services, with authority for two (2) additional one-year renewal options for a total potential cost not-to-exceed \$240,000. Funding for this item is included in the Fiscal Year 2027 General Fund and Fiscal Year 2027 Revenue Fund Budgets. Director Motheral seconded the motion, and the votes were 5 in favor, 0 against.

15.

Presentations

- Water Resources presented by Zachary Huff, Water Resources Engineering Director

The Board of Directors recessed for a break from 9:41 a.m. to 9:47 a.m.

16.

The Board next held an Executive Session commencing at 9:47 a.m. under Section 551.071 of the Texas Government Code to Consult with Legal Counsel on a Matter in Which the Duty of Counsel Under the Texas Disciplinary Rules of Professional Conduct Conflicts with Chapter 551, Texas Government Code; and Section 551.072 of the Texas Government Code to Deliberate the Purchase, Exchange, Lease or Value of Real Property related to the Mary's Creek Indirect Water Reclamation Project, the Richland-Chambers Reservoir, the Cedar Creek Pipeline Rehab Project, and Panther Island.

Upon completion of the executive session at 10:14 a.m., the President reopened the meeting.

With the recommendation of management, Director Team moved to approve authority to acquire, by purchase, interests in the following described tract(s), which are necessary for the public use and purpose of construction and operation of the Mary's Creek Indirect Water Reclamation Project.

Fee simple title to the surface estate only of an approximately 9.960-acre tract of land situated in the Nathaniel Holbrook Survey, Abstract No. 647 and the Cyrus Gleasons Survey, Abstract No. 559, City of Fort Worth, Tarrant County, Texas, and being a portion of a called 242-556/1000 acre tract of land described as Parcel No. 2 conveyed to Mary's Creek, LLC as recorded in Instrument No. D225138783 of the Official Public Records of Tarrant County, Texas, and being further described in the accompanying resolution and in the survey plat(s) attached thereto for the negotiated purchase price of \$925,000, plus the conveyance to Mary's Creek, LLC of up to three access easements across the subject Parcel 3A tract being acquired by TRWD.

A permanent easement interest across an approximately 0.717-acre tract of land situated in the Nathaniel Holbrook Survey, Abstract No. 647, City of Fort Worth, Tarrant County, Texas, and being a portion of a called 378.85 acre tract of land described as Tract IIA being conveyed to Chapel Creek Limited Partnership as recorded in Volume 11029, Page 1159 of the Deed Records of Tarrant County, Texas, and being further described in the accompanying resolution and in the survey plat(s) attached hereto for the appraised purchase price of \$9,080.

EXHIBIT "A"
TARRANT REGIONAL WATER DISTRICT
MARY'S CREEK INDIRECT WATER RE-USE PIPELINE
PARCEL NO. 3A

CYRUS GLEASONS SURVEY, ABSTRACT NO. 559
NATHANIAL HOLBROOK SURVEY, ABSTRACT NO. 647
CITY OF FORT WORTH
TARRANT COUNTY, TEXAS

Being a 9.960 acre (433,863 square feet) situated in the Nathaniel Holbrook Survey, Abstract No. 647 and the Cyrus Gleasons Survey, Abstract No. 559, City of Fort Worth, Tarrant County, Texas, and being a portion of a called 242-556/1000 acre tract of land described as Parcel No. 2 conveyed to Mary's Creek, LLC as recorded in Instrument No. D225138783 of the Official Public Records of Tarrant County, Texas, said 9.960 acre (433,863 square feet) being more particularly described by metes and bounds as follows:

COMMENCING at a Mag Nail found for the northwest corner of said called 242-556/1000 acre tract of land and the northeast corner of a tract of land conveyed to Casey Donahew and Melinda Donahew as recorded in Instrument No. D215224465 of said Official Public Records, said Mag Nail being in Old Weatherford Road (County Road 1022), an undedicated variable width right-of-way; **THENCE** North 89 degrees 47 minutes 00 seconds East, with the north line of said called 242-556/1000 acre tract of land and with said Old Weatherford Road, a distance of 1,090.61 feet to a Mag Nail found for an interior ell corner in the north line of said called 242-556/1000 acre tract of land; **THENCE** North 00 degrees 16 minutes 27 seconds East, with a west line of said called 242-556/1000 acre tract of land, a distance of 24.29 feet to a calculated point for an exterior ell corner in the north line of said called 242-556/1000 acre tract of land and in said Old Weatherford Road; **THENCE** North 89 degrees 52 minutes 23 seconds East, with the north line of said called 242-556/1000 acre tract of land and with said Old Weatherford Road, a distance of 800.27 feet to a calculated point for an exterior ell corner in the north line of said called 242-556/1000 acre tract of land; **THENCE** South 00 degrees 16 minutes 52 seconds West, with an east line of said called 242-556/1000 acre tract of land, a distance of 21.51 feet to a Mag Nail found for an interior ell corner in the north line of said called 242-556/1000 acre tract of land; **THENCE** North 89 degrees 43 minutes 17 seconds East, with the north line of said called 242-556/1000 acre tract of land and with said Old Weatherford Road, a distance of 2,745.43 feet to a calculated point for the **POINT OF BEGINNING** said calculated point having grid coordinates of N=6,954,063.543 and E=2,267,471.723;

THENCE North 89 degrees 43 minutes 17 seconds East, with the north line of said called 242-556/1000 acre tract of land and with said Old Weatherford Road, a distance of 548.91 feet to a calculated point for the northeast corner of said called 242-556/1000 acre tract of land, said calculated point being the

(Exhibit "A")

intersection of Old Weatherford Chapin Road (undedicated variable width right-of-way) with said Old Weatherford Road;

THENCE South 00 degrees 00 minutes 23 seconds East, with the east line of said called 242-556/1000 acre tract of land and with said Old Weatherford Chapin Road, a distance of 2,584.55 feet to a calculated point for the southeast corner of said called 242-556/1000 acre tract of land and the northeast corner of a called 100.167 acre tract of land conveyed to the City of Fort Worth, Texas as recorded in Instrument No. D211267292 of said Official Public Records;

THENCE North 89 degrees 24 minutes 57 seconds West, with the south line of said called 242-556/1000 acre tract of land and the north line of said called 100.167 acre tract of land a distance of 151.99 feet to a calculated point for corner;

THENCE North 00 degrees 06 minutes 54 seconds East, a distance of 2,462.05 feet to a calculated point for corner;

THENCE South 89 degrees 42 minutes 45 seconds West, a distance of 400.64 feet to a calculated point for corner;

THENCE North 00 degrees 43 minutes 26 seconds West, a distance of 120.30 feet to the **POINT OF BEGINNING**, and containing 433,863 square feet or 9.960 acres of land, more or less.

(Exhibit "A")

Notes:

1. A LEGAL DESCRIPTION OF EVEN DATE ACCOMPANIES THIS PLAT.
2. ALL BEARINGS AND COORDINATES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, NAD-83, THE NORTH CENTRAL ZONE 4202, ALL DISTANCES AND AREAS SHOWN ARE SURFACE.

*** SURVEYOR'S CERTIFICATE ***

TO ALL PARTIES INTERESTED IN TITLE TO THE PREMISES SURVEYED, I DO HEREBY CERTIFY THAT THE ABOVE LEGAL DESCRIPTION WAS PREPARED FROM PUBLIC RECORDS AND FORM AN ACTUAL AND ACCURATE SURVEY UPON THE GROUNDS AND THAT SAME IS TRUE AND CORRECT.

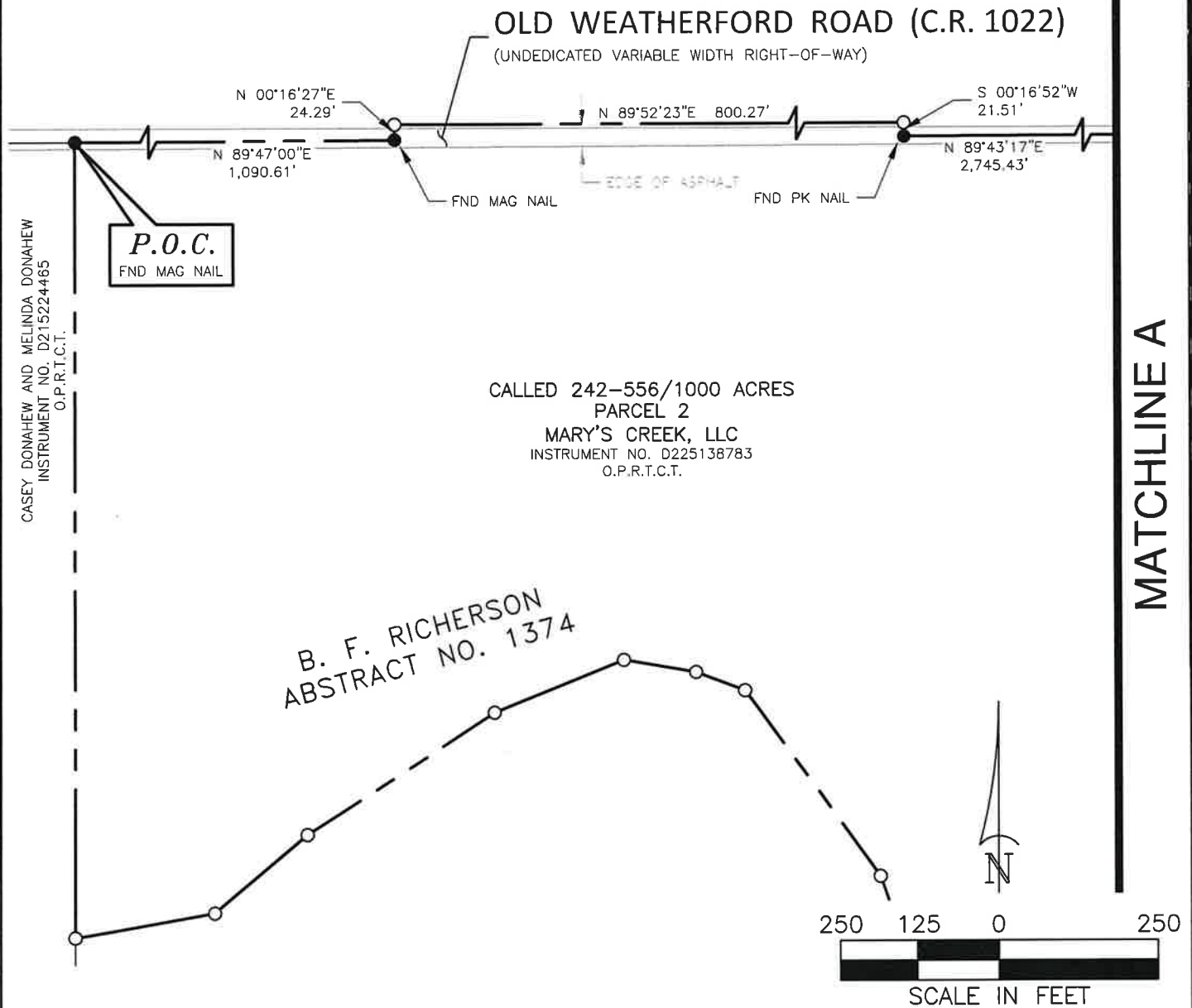
Revision 1 June 30, 2026



Richard Kennedy
Registered Professional Land Surveyor
Texas No. 5527
Gorronдона & Associates, Inc.
Texas Firm No. 10106903

(Exhibit "A")

EXHIBIT "A"
PARCEL NO. 3A



Tarrant Regional Water District

800 E. NORTHSIDE DRIVE • FORT WORTH, TEXAS 76102

**MARY'S CREEK INDIRECT
WATER RE-USE PIPELINE**

PARCEL NO. 3A

OWNER: MARY'S CREEK LLC

SURVEY: NATHANIEL HOLBROOK ABST. NO. 647 & CYRUS GLEASONS ABST. NO. 559

LOCATION: CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

ACQUISITION AREA: 433,863 SQUARE FEET OR 9.960 ACRES

WHOLE PROPERTY ACREAGE: 242-556/1000 ACRES (BY DEED)

G&A JOB NO. FNI_2403.00

DRAWN BY: NTK

CAD FILE: 3A PE_R01.DWG

REVISION 1 JUNE 30, 2026

EXHIBIT A

SCALE: 1" = 250'



RICHARD KENNEDY
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5527 TEXAS FIRM No. 10106903

GORRONDONA & ASSOCIATES, INC. 1341 W. MOCKINGBIRD LANE, SUITE 620W, DALLAS, TX. 75247

214-712-0600 FAX 214-712-0604

EXHIBIT "A"

PARCEL NO. 3A

NATHANIAL HOLBROOK SURVEY
ABSTRACT NO. 647

REMAINDER OF A
598.460 ACRE TRACT OF
LAND
VERNON INVESTMENT
CORPORATION
VOLUME 6342, PAGE 749
D.R.T.C.T.

TRACT A
LGI HOMES-TEXAS, LLC
INSTRUMENT NO. D220278250
O.P.R.T.C.T.

REMAINDER OF
CALLED 115.1 ACRES
TRACT C
LGI HOMES-TEXAS, LLC
INSTRUMENT NO. D220278250
O.P.R.T.C.T.

1/2" IRON
ROD FOUND

P.O.B.

GRID COORDINATE
N=6,954,063.543
E=2,267,471.723

OLD WEATHERFORD ROAD (C.R. 1022)

(UNDEDICATED VARIABLE WIDTH RIGHT-OF-WAY)

CALLED 242-556/1000 ACRES
PARCEL 2

MARY'S CREEK, LLC
INSTRUMENT NO. D225138783
O.P.R.T.C.T.

CYRUS GLEASONS SURVEY
ABSTRACT NO. 559

PIPELINE EASEMENT
ATMOS ENERGY CORPORATION
INSTRUMENT NO. D213097137
O.P.R.T.C.T.

PIPELINE EASEMENT
CROSSTEX NORTH TEXAS GATHERING, L.P.
INSTRUMENT NO. D211160081
O.P.R.T.C.T.

OLD WEATHERFORD CHAPIN ROAD

(UNDEDICATED VARIABLE WIDTH RIGHT-OF-WAY)

MATCHLINE A

MATCHLINE B



Tarrant Regional Water District

800 E. NORTHSIDE DRIVE • FORT WORTH, TEXAS 76102

MARY'S CREEK INDIRECT WATER RE-USE PIPELINE

PARCEL NO. 3A

OWNER: MARY'S CREEK LLC

SURVEY: NATHANIEL HOLBROOK ABST. NO. 647 & CYRUS GLEASONS ABST. NO. 559

LOCATION: CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

ACQUISITION AREA: 433,863 SQUARE FEET OR 9.960 ACRES

WHOLE PROPERTY ACREAGE: 242-556/1000 ACRES (BY DEED)

G&A JOB NO. FNI_2403.00

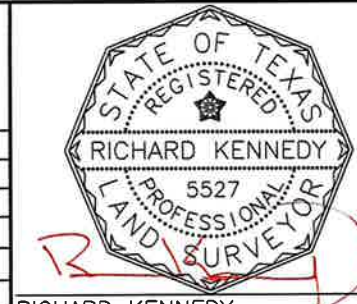
DRAWN BY: NTK

CAD FILE: 3A PE_R01.DWG

REVISION 1 JUNE 30, 2026

EXHIBIT A

SCALE: 1" = 250'



RICHARD KENNEDY

REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5527 TEXAS FIRM No. 10106903

GORRONDONA & ASSOCIATES, INC. 1341 W. MOCKINGBIRD LANE, SUITE 620W, DALLAS, TX. 75247

214-712-0600 FAX 214-712-0604

EXHIBIT "A"
PARCEL NO. 3A
MATCHLINE B

PIPELINE EASEMENT
CROSSTEX NORTH TEXAS GATHERING, L.P.
INSTRUMENT NO. D211160081
O.P.R.T.C.T.

CYRUS GLEASONS SURVEY
ABSTRACT NO. 559

CALLED 242-556/1000 ACRES
PARCEL 2
MARY'S CREEK, LLC
INSTRUMENT NO. D225138783
O.P.R.T.C.T.

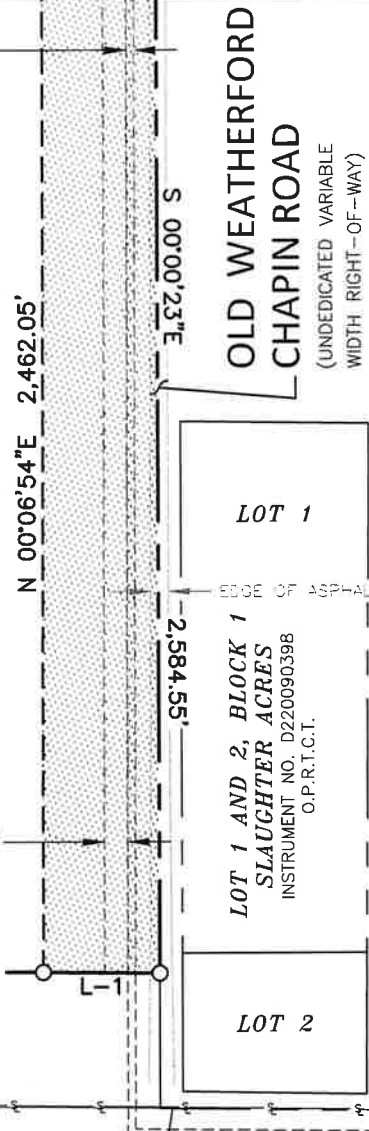


250 125 0 250
SCALE IN FEET

PIPELINE EASEMENT
ATMOS ENERGY CORPORATION
INSTRUMENT NO. D213097137
O.P.R.T.C.T.

CALLLED 100.167 ACRES
CITY OF FORT WORTH, TEXAS
INSTRUMENT NO. D211267292
O.P.R.T.C.T.

JAMES C. JOHNSON SURVEY
ABSTRACT NO. 871



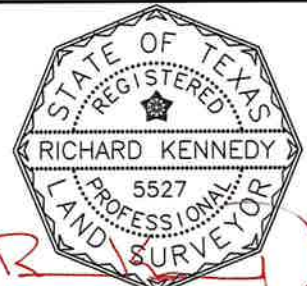
Tarrant Regional Water District

800 E. NORTHSIDE DRIVE • FORT WORTH, TEXAS 76102

**MARY'S CREEK INDIRECT
WATER RE-USE PIPELINE**

PARCEL NO. 3A
OWNER: MARY'S CREEK LLC
SURVEY: NATHANIEL HOLBROOK ABST. NO. 647 & CYRUS GLEASONS ABST. NO. 559
LOCATION: CITY OF FORT WORTH, TARRANT COUNTY, TEXAS
ACQUISITION AREA: 433,863 SQUARE FEET OR 9.960 ACRES
WHOLE PROPERTY ACREAGE: 242-556/1000 ACRES (BY DEED)

G&AI JOB NO. FNI_2403.00 DRAWN BY: NTK CAD FILE: 3A PE_R01.DWG
REVISION 1 JUNE 30, 2026 EXHIBIT A SCALE: 1" = 250'



RICHARD KENNEDY
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5527 TEXAS FIRM No. 10106903

GORRONDONA & ASSOCIATES, INC. 1341 W. MOCKINGBIRD LANE, SUITE 620W, DALLAS, TX. 75247

214-712-0600 FAX 214-712-0604

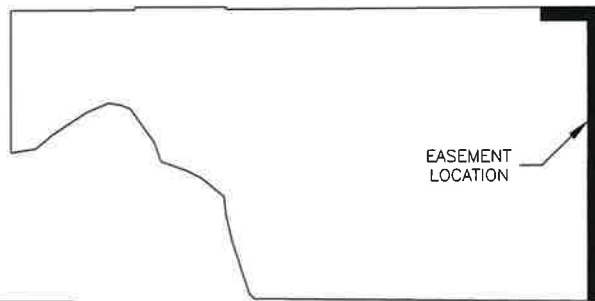
EXHIBIT "A"

PARCEL NO. 3A

LEGEND

	PROPERTY LINE
	PROPOSED EASEMENT LINE
	SURVEY LINE
	FOUND CORNER (SIZE AND TYPE NOTED)
	CALCULATED POINT
(C.M.)	CONTROLLING MONUMENT

LINE TABLE		
LINE	BEARING	DISTANCE
L-1	N 89°24'57"W	151.99'
L-2	N 00°43'26"W	120.30'



NOTES:

1. A LEGAL DESCRIPTION OF EVEN DATE ACCOMPANIES THIS PLAT.
2. ALL BEARINGS AND COORDINATES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, NAD-83, THE NORTH CENTRAL ZONE 4202, ALL DISTANCES AND AREAS SHOWN ARE SURFACE.

SUBJECT TRACT &
LOCATION OF EASEMENT



Tarrant Regional Water District

800 E. NORTHSIDE DRIVE • FORT WORTH, TEXAS 76102

MARY'S CREEK INDIRECT
WATER RE-USE PIPELINE

PARCEL NO. 3A

OWNER: MARY'S CREEK LLC

SURVEY: NATHANIEL HOLBROOK ABST. NO. 647 & CYRUS GLEASONS ABST. NO. 559

LOCATION: CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

ACQUISITION AREA: 433,863 SQUARE FEET OR 9.960 ACRES

WHOLE PROPERTY ACREAGE: 242-556/1000 ACRES (BY DEED)

G&AI JOB NO. FNI_2403.00

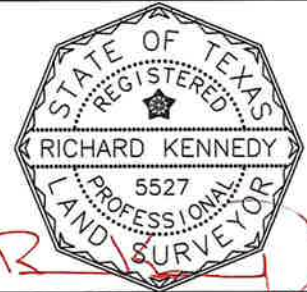
DRAWN BY: NTK

CAD FILE: 3A PE_R01.DWG

REVISION 1 JUNE 30, 2026

EXHIBIT A

SCALE: 1" = N/A'



RICHARD KENNEDY
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5527 TEXAS FIRM No. 10106903

GORRONDONA & ASSOCIATES, INC. 1341 W. MOCKINGBIRD LANE, SUITE 620W, DALLAS, TX. 75247

214-712-0600 FAX 214-712-0604

Lot Report

Wed Jun 24 11:19:25 2026

Lot File: \\gaines04\Active\Production04\FNI_2403.00 - TRWD Mary's Creek Wtr
Reclamation\SURVEY\CAD\LOT\PARCELS.lot

Lot: 3A R01

Bearing	Distance
---------	----------

N 89°43'17" E	548.91
---------------	--------

S 00°00'23" E	2584.55
---------------	---------

N 89°24'57" W	151.99
---------------	--------

N 00°06'54" E	2462.05
---------------	---------

S 89°42'45" W	400.64
---------------	--------

N 00°43'26" W	120.30
---------------	--------

Closure Error Distance> 0.0071 Error Bearing> N 30°15'38" E

Closure Precision> 1 in 886864.9 Total Distance> 6268.46

433863 SQ. FT.

9.960 ACRES

Bearing Distance

EXHIBIT "A"
TARRANT REGIONAL WATER DISTRICT
MARY'S CREEK INDIRECT WATER RE-USE PIPELINE
PARCEL NO. 9A

NATHANIEL HOLBROOK SURVEY, ABSTRACT NO. 647
CITY OF FORT WORTH
TARRANT COUNTY, TEXAS

PART ONE

Being a 0.717 acre (31,229 square feet) tract of land situated in the Nathaniel Holbrook Survey, Abstract No. 647, City of Fort Worth, Tarrant County, Texas, and being a portion of a called 378.85 acre tract of land described as Tract IIA being conveyed to Chapel Creek Limited Partnership as recorded in Volume 11029, Page 1159 of the Deed Records of Tarrant County, Texas, said 0.717 acre (31,229 square feet) tract of land being more particularly described by metes and bounds as follows:

COMMENCING at a 1/2 inch iron rod found for the most southerly southwest corner of said tract of land described as Tract IIA and the southeast corner of a tract of land described as Tract A conveyed to LGI Homes Texas, LLC as recorded in Instrument No. D220278250 of the Official Public Records of Tarrant County, Texas, said 1/2 inch iron rod found being in the north line of Old Weatherford Road (County Road 1022) (variable width right-of-way), from which a 1/2 inch iron rod found for the southwest corner of said tract of land described as Tract A and the southeast corner of a called 598.460 acre tract of land conveyed to Vernon Investment Corporation as recorded in Volume 6342, Page 749 of said Deed Records; **THENCE** North 00 degrees 43 minutes 25 seconds West, with an east line of said tract of land described as Tract A and a west line of said tract of land described as Tract IIA, a distance of 50.15 feet to a calculated point for an interior corner of said tract of land described as Tract IIA and the most southerly northeast corner of said tract of land described as Tract A; **THENCE** South 89 degrees 44 minutes 37 seconds West, with a south line of said tract of land described as Tract IIA and a north line of said tract of land described as Tract A, a distance of 530.29 feet to a calculated point for the most southerly southwest corner of said tract of land described as Tract IIA and an interior corner of said tract of land described as Tract A; **THENCE** North 00 degrees 43 minutes 26 seconds West, with the west line of said tract of land described as Tract IIA and the east line of said tract of land described as Tract A, a distance of 1,514.85 feet to a calculated point for the **POINT OF BEGINNING**, said calculated point having grid coordinates of N=6,955,657.316 and E=2,267,554.849, said calculated point being an interior corner of said tract of land described as Tract IIA and the northeast corner of said tract of land described as Tract A;

THENCE South 89 degrees 44 minutes 26 seconds West, with a south line of said tract of land described as Tract IIA and the north line of said tract of land described as Tract A, a distance of 80.00 feet to a calculated point for corner;

(Exhibit "A")

THENCE North 00 degrees 46 minutes 24 seconds West, a distance of 390.37 feet to a calculated point for corner in a north line of said tract of land described as Tract IIA and the south line of a tract of land described as Tract B conveyed to LGI Homes-Texas, LLC as recorded in Instrument No. D220278250 of said Official Public Records;

THENCE North 89 degrees 44 minutes 51 seconds East, with a north line of said tract of land described as Tract IIA and the south line of said tract of land described as Tract B, a distance of 80.00 feet to a calculated point for an interior corner of said tract of land described as Tract IIA and the southeast corner of said tract of land described as Tract B;

THENCE South 00 degrees 46 minutes 24 seconds East, a distance of 390.36 feet to the **POINT OF BEGINNING**, and containing 31,229 square feet or 0.717 acres of land, more or less.

PART TWO

Being a 0.055 acre (2,400 square feet) tract of land situated in the N. Holbrook Survey, Abstract No. 647, City of Fort Worth, Tarrant County, Texas, and being a portion of tract of land described as Tract IIA being conveyed to Chapel Creek Limited Partnership as recorded in Volume 11029, Page 1159 of the Deed Records of Tarrant County, Texas, said 0.715 acre (2,400 square feet) tract of land being more particularly described by metes and bounds as follows:

COMMENCING at a 1/2 inch iron rod found for the most southerly southwest corner of said tract of land described as Tract IIA and the southeast corner of a tract of land described as Tract A conveyed to LGI Homes Texas, LLC as recorded in Instrument No. D220278250 of the Official Public Records of Tarrant County, Texas, said 1/2 inch iron rod found being in the north line of Old Weatherford Road (County Road 1022) (variable width right-of-way), from which a 1/2 inch iron rod found for the southwest corner of said tract of land described as Tract A and the southeast corner of a called 598.460 acre tract of land conveyed to Vernon Investment Corporation as recorded in Volume 6342, Page 749 of said Deed Records; **THENCE** North 00 degrees 43 minutes 25 seconds West, with an east line of said tract of land described as Tract A and a west line of said tract of land described as Tract IIA, a distance of 50.15 feet to a calculated point for an interior corner of said tract of land described as Tract IIA and the most southerly northeast corner of said tract of land described as Tract A; **THENCE** South 89 degrees 44 minutes 37 seconds West, with a south line of said tract of land described as Tract IIA and a north line of said tract of land described as Tract A, a distance of 530.29 feet to a calculated point for the most southerly southwest corner of said tract of land described as Tract IIA and an interior corner of said tract of land described as Tract A; **THENCE** North 44 degrees 03 minutes 09 seconds East, a distance of 41.76 feet to a calculated point for an interior corner of said tract of land described as Tract IIA and the southwest corner of a tract of land described as Tract C conveyed to LGI Homes-Texas, LLC as recorded in Instrument No. D220278250 of said Official Public; **THENCE**

(Exhibit "A")

North 00 degrees 43 minutes 00 seconds West, with an east line of said tract of land described as Tract IIA and the west line of said tract of land described as Tract C, a distance of 3,451.31 feet to a calculated point for the **POINT OF BEGINNING**, said calculated point having grid coordinates of N=6,957,613.760 and E=2,267,556.716;

THENCE South 89 degrees 18 minutes 14 seconds West, a distance of 30.00 feet to a calculated point for corner in a west line of said tract of land described as Tract IIA and the east line of a tract of land described as Tract B conveyed to LGI Homes-Texas, LLC as recorded in Instrument No. D220278250 of said Official Public Records;

THENCE North 00 degrees 43 minutes 00 seconds West, with a west line of said tract of land described as Tract IIA and the east line of said tract of land described as Tract B, a distance of 80.00 feet to a calculated point for corner;

THENCE North 89 degrees 18 minutes 14 seconds East, a distance of 30.00 feet to a calculated point for corner in an east line of said tract of land described as Tract IIA and the west line of said tract of land described as Tract C;

THENCE South 00 degrees 43 minutes 00 seconds East, with an east line of said tract of land described as Tract IIA and the west line of said tract of land described as Tract C, a distance of 80.00 feet to the **POINT OF BEGINNING**, and containing 2,400 square feet or 0.055 acres of land, more or less.

(Exhibit "A")

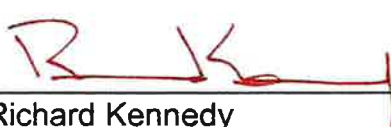
Notes:

1. A LEGAL DESCRIPTION OF EVEN DATE ACCOMPANIES THIS PLAT.
2. ALL BEARINGS AND COORDINATES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, NAD-83, THE NORTH CENTRAL ZONE 4202, ALL DISTANCES AND AREAS SHOWN ARE SURFACE.

*** SURVEYOR'S CERTIFICATE ***

TO ALL PARTIES INTERESTED IN TITLE TO THE PREMISES SURVEYED, I DO HEREBY CERTIFY THAT THE ABOVE LEGAL DESCRIPTION WAS PREPARED FROM PUBLIC RECORDS AND FORM AN ACTUAL AND ACCURATE SURVEY UPON THE GROUNDS AND THAT SAME IS TRUE AND CORRECT.

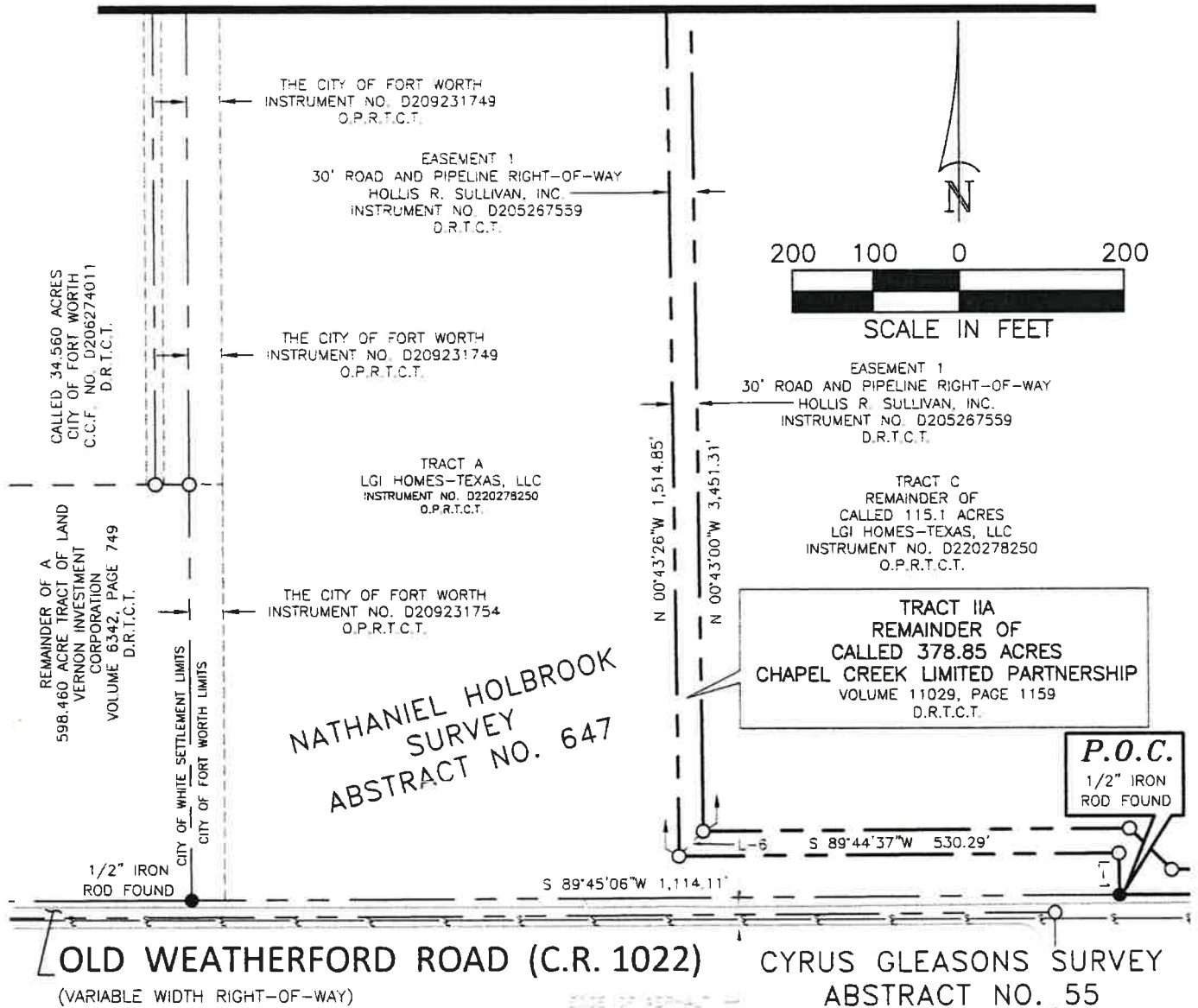
Revision 2 February 10, 2026


Richard Kennedy
Registered Professional Land Surveyor
Texas No. 5527
Gorrondona & Associates, Inc.
Texas Firm No. 10106903



(Exhibit "A")

EXHIBIT "A"
PARCEL NO. 9A
MATCHLINE



Tarrant Regional Water District

800 E. NORTHSIDE DRIVE • FORT WORTH, TEXAS 76102

MARY'S CREEK INDIRECT WATER RE-USE PIPELINE

PARCEL NO. 9A

OWNER: CHAPEL CREEK LIMITED PARTNERSHIP

SURVEY: NATHANIEL HOLBROOK SURVEY, ABSTRACT NO. 647

LOCATION: CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

ACQUISITION AREA PART ONE: 31,229 SQUARE FEET OR 0.717 ACRES

ACQUISITION AREA PART TWO: 2,400 SQUARE FEET OR 0.055 ACRES

WHOLE PROPERTY ACREAGE: 378.85 ACRES (BY DEED)

G&A JOB NO. FNI_2403.00

DRAWN BY: PRL

CAD FILE: 9A PE.DWG

REVISION 2 FEBRUARY 10, 2026

EXHIBIT A PAGE

SCALE: 1" = 200'

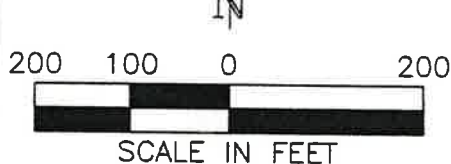


RICHARD KENNEDY
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5527 TEXAS FIRM No. 10106903

EXHIBIT "A"

PARCEL NO. 9A

EASEMENT 1
30' ROAD AND PIPELINE RIGHT-OF-WAY
HOLLIS R. SULLIVAN, INC.
INSTRUMENT NO. D205267559
D.R.T.C.T.



TRACT B
LGI HOMES-TEXAS, LLC
INSTRUMENT NO. D220278250
O.P.R.T.C.T.

**P.O.B.
PART TWO**

GRID COORDINATE:
N=6,957,613.760
E=2,267,556.716

EASEMENT 1
30' ROAD AND PIPELINE RIGHT-OF-WAY
HOLLIS R. SULLIVAN, INC.
INSTRUMENT NO. D205267559
D.R.T.C.T.

THE CITY OF FORT WORTH
INSTRUMENT NO. D209259101
O.P.R.T.C.T.

TRACT IIA
REMAINDER OF
CALLED 378.85 ACRES
CHAPEL CREEK
LIMITED PARTNERSHIP
VOLUME 11029, PAGE 1159
D.R.T.C.T.

TRACT C
REMAINDER OF
CALLED 115.1 ACRES
LGI HOMES-TEXAS, LLC
INSTRUMENT NO. D220278250
O.P.R.T.C.T.

**P.O.B.
PART ONE**

GRID COORDINATE:
N=6,955,657.316
E=2,267,554.849

TRACT A
LGI HOMES-TEXAS, LLC
INSTRUMENT NO. D220278250
O.P.R.T.C.T.

NATHANIEL HOLBROOK
SURVEY
ABSTRACT NO. 647

MATCHLINE



Tarrant Regional Water District

800 E. NORTHSIDE DRIVE • FORT WORTH, TEXAS 76102

MARY'S CREEK INDIRECT WATER RE-USE PIPELINE

PARCEL NO. 9A
OWNER: CHAPEL CREEK LIMITED PARTNERSHIP
SURVEY: NATHANIEL HOLBROOK SURVEY, ABSTRACT NO. 647
LOCATION: CITY OF FORT WORTH, TARRANT COUNTY, TEXAS
ACQUISITION AREA PART ONE: 31,229 SQUARE FEET OR 0.717 ACRES
ACQUISITION AREA PART TWO: 2,400 SQUARE FEET OR 0.055 ACRES
WHOLE PROPERTY ACREAGE: 378.85 ACRES (BY DEED)

G&A JOB NO. FNI_2403.00

DRAWN BY: PRL

CAD FILE: 9A PE.DWG

REVISION 2 FEBRUARY 10, 2026

EXHIBIT A

SCALE: 1" = 200'



RICHARD KENNEDY
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5527 TEXAS FIRM NO. 10106903

GORRONDONA & ASSOCIATES, INC. 1341 W. MOCKINGBIRD LANE, SUITE 620W, DALLAS, TX. 75247

214-712-0600 FAX 214-712-0604

EXHIBIT "A"
PARCEL NO. 9A

LEGEND

- PROPERTY LINE
- PROPOSED EASEMENT LINE
- SURVEY LINE
- FOUND CORNER (SIZE AND TYPE NOTED)
- CALCULATED POINT

LINE TABLE		
LINE	BEARING	DISTANCE
L-1	N 00°43'25"W	50.15'
L-2	S 89°44'26"W	80.00'
L-3	N 00°46'24"W	390.37'
L-4	N 89°44'51"E	80.00'
L-5	S 00°46'24"E	390.36'
L-6	N 44°03'09"E	41.76'
L-7	S 89°18'14"W	30.00'
L-8	N 00°43'00"W	80.00'
L-9	N 89°18'14"E	30.00'
L-10	S 00°43'00"E	80.00'

PART TWO
EASEMENT
LOCATION

PART ONE
EASEMENT
LOCATION

SUBJECT TRACT &
LOCATION OF EASEMENT

NOTES:

1. A LEGAL DESCRIPTION OF EVEN DATE ACCOMPANIES THIS PLAT.
2. ALL BEARINGS AND COORDINATES ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM, NAD-83, THE NORTH CENTRAL ZONE 4202, ALL DISTANCES AND AREAS SHOWN ARE SURFACE.



Tarrant Regional Water District

300 E. NORTHSIDE DRIVE • FORT WORTH, TEXAS 76102

**MARY'S CREEK INDIRECT
WATER RE-USE PIPELINE**

PARCEL NO. 9A

OWNER: CHAPEL CREEK LIMITED PARTNERSHIP

SURVEY: NATHANIEL HOLBROOK SURVEY, ABSTRACT NO. 647

LOCATION: CITY OF FORT WORTH, TARRANT COUNTY, TEXAS

ACQUISITION AREA PART ONE: 31,229 SQUARE FEET OR 0.717 ACRES

ACQUISITION AREA PART TWO: 2,400 SQUARE FEET OR 0.055 ACRES

WHOLE PROPERTY ACREAGE: 378.85 ACRES (BY DEED)

G&A JOB NO. FNI_2403.00

DRAWN BY: PRL

CAD FILE: 9A PE.DWG

REVISION 2 FEBRUARY 10, 2026

EXHIBIT A

SCALE: 1" = 200'



RICHARD KENNEDY

REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 5527 TEXAS FIRM No. 10108903

Lot File: \\gaines04\Active\Production04\FNI_2403.00 - TRWD Mary's Creek Wtr
Reclamation\SURVEY\CAD\LOT\PARCELS.lot

Lot: 9A PE PT1 R02

Bearing Distance

S 89°44'26" W 80.00

N 00°46'24" W 390.37

N 89°44'51" E 80.00

S 00°46'24" E 390.36

Closure Error Distance> 0.0003 Error Bearing> S 16°50'02" E

Closure Precision> 1 in 2972562.2 Total Distance> 940.74

31229 SQ. FT.

0.717 ACRES

Lot: 9A PE PT2 R02

Bearing Distance

S 89°18'14" W 30.00

N 00°43'00" W 80.00

N 89°18'14" E 30.00

S 00°43'00" E 80.00

Closure Error Distance> 0.0000

Total Distance> 220.00

2400 SQ. FT.

0.055 ACRES

Bearing Distance

In addition, the General Manager of TRWD, or his designee, is authorized to take all steps which may be reasonably necessary to complete the acquisition of the real property interests described above, including, but not limited to, the authority to pay all customary, reasonable and necessary closing and related costs. Funding for this item is included in the Bond Fund. Director Motheral seconded the motion, and the votes were 5 in favor, 0 against.

18.

With the recommendation of management, Director O'Neal moved to approve a partial release of easement at Richland-Chambers Reservoir, affecting approximately 29.65 square feet of land located within Lot 358R, The Shores on Richland-Chambers Lake, Phase 3, Navarro County, Texas, described in the survey plat hereto. Director Team seconded the motion, and the votes were 5 in favor, 0 against.

TARRANT REGIONAL WATER DISTRICT
EASEMENT PORTION LYING UNDER HOME SLAB TO BE RELEASED

ROBERT CARADINE SURVEY, ABSTRACT NUMBER 139

NAVARRO COUNTY, TEXAS

**TARRANT REGIONAL WATER DISTRICT, FIRST HORIZON BANK, ISAOA/ATIM,
BRAND, MARK ANTHONY & TWILA SUE, ALAMO TITLE INSURANCE,
AND NAVARRO COUNTY ABSTRACT TITLE CO.**

**BEING A PART OF LAND LYING BELOW THE PLATTED 320 EASEMENT, KNOWN AS
THE CALLED 79-82/100 ACRE TRACT DESCRIBED IN
"EXHIBIT B", "EASEMENT", "SIXTH PARCEL" IN A WARRANTY DEED
RECORDED IN VOLUME 971, PAGE 624 OF THE DEED RECORDS OF NAVARRO COUNTY, TEXAS,
AND LYING ADJACENT TO LOT 358R OF THE SHORES ON RICHLAND CHAMBERS LAKE,
PHASE 3 AS SHOWN ON A REPLAT RECORDED IN VOLUME 10, PAGE 302 OF THE PLAT
RECORDS OF NAVARRO COUNTY, TEXAS (P.R.N.C.T.)**

FIRST TRACT:

COMMENCING at a found concrete monument stamped "T.C.W.C. & I.D. No. 1 10,2,12, 314" (elevation: 320.6 feet) on said platted 320 elevation contour, being in the southeast line of Lot 1 of Millenium Estates as shown on a plat recorded in Volume 7, Page 43 of the Plat Records of Navarro County, Texas (P.R.N.C.T.), and being the northerly northwest corner of said 79-82/100 acre tract;

THENCE South 31°50'17" East across said 79-82/100 acre and Lot 358R, a distance of 108.41 feet to an existing corner of house slab, being on said platted 320 foot contour line, and being the **POINT OF BEGINNING** of the herein described "FIRST TRACT";

THENCE South 39°32'45" East with the edge of said house slab and across said 79-82/100 acre tract, a distance of 8.89 feet to a corner of said house slab, and being on another tangent of said platted 320 foot elevation line;

THENCE North 87°27'24" West across house slab and with the platted 320 foot contour line, a distance of 8.23 feet to a point for corner in said house slab, being an angle corner of said 320 foot contour line and said 79-82/100 acre tract;

THENCE North 21°32'36" East across house slab and with the platted 320 foot contour line, a distance of 6.97 feet to the **PLACE OF BEGINNING** of this "FIRST TRACT", containing **27.13** square feet of land.

SECOND TRACT:

COMMENCING at a found concrete monument stamped "T.C.W.C. & I.D. No. 1 10,2,12, 314" (elevation: 320.6 feet) on said platted 320 elevation contour, being in the southeast line of Lot 1 of Millenium Estates as shown on a plat recorded in Volume 7, Page 43 of the Plat Records of Navarro County, Texas (P.R.N.C.T.), and being the northerly northwest corner of said 79-82/100 acre tract;

THENCE South 34°09'28" East across said 79-82/100 acre and Lot 358R, a distance of 117.83 feet to an existing corner of house slab, and being the **POINT OF BEGINNING** of the herein described "SECOND TRACT";

THENCE South 39°48'01" East with the edge of said house slab and across said 79-82/100 acre tract, a distance of 2.16 feet to a corner of said house slab, and being on a tangent of said platted 320 foot elevation line;

THENCE North 87°27'24" West across house slab and with the platted 320 foot contour line, a distance of 3.16 feet to a point for corner on edge of said house slab, and being on said platted 320 foot contour line;

THENCE North 49°19'38" East with the edge of said house slab and across said 79-82/100 acre tract, a distance of 2.33 feet to the **PLACE OF BEGINNING** of this "SECOND TRACT", containing **2.52** square feet of land.

29.65 SQUARE FEET COMBINED BETWEEN THE ABOVE DESCRIBED "FIRST TRACT" AND "SECOND TRACT"

TARRANT REGIONAL WATER DISTRICT
EASEMENT PORTION LYING UNDER HOME SLAB TO BE RELEASED

ROBERT CARADINE SURVEY, ABSTRACT NUMBER 139

NAVARRO COUNTY, TEXAS

**TARRANT REGIONAL WATER DISTRICT, FIRST HORIZON BANK, ISAOA/ATIM,
BRAND, MARK ANTHONY & TWILA SUE, ALAMO TITLE INSURANCE,
AND NAVARRO COUNTY ABSTRACT TITLE CO.**

**BEING A PART OF LAND LYING BELOW THE PLATTED 320 EASEMENT, KNOWN AS
THE CALLED 79-82/100 ACRE TRACT DESCRIBED IN
"EXHIBIT B", "EASEMENT", "SIXTH PARCEL" IN A WARRANTY DEED
RECORDED IN VOLUME 971, PAGE 624 OF THE DEED RECORDS OF NAVARRO COUNTY, TEXAS,
AND LYING ADJACENT TO LOT 358R OF THE SHORES ON RICHLAND CHAMBERS LAKE,
PHASE 3 AS SHOWN ON A REPLAT RECORDED IN VOLUME 10, PAGE 302 OF THE PLAT
RECORDS OF NAVARRO COUNTY, TEXAS (P.R.N.C.T.)**

Notes:

- 1.) Bearings and distances were derived from G.P.S. observations and are based on the Texas State Plane Coordinate System, N.A.D. 83 North Central Zone (FIPS 4202).
- 2.) Elevation Data based on the North American Vertical Datum of 1988 (NAVD88).

Surveyor's Certificate:

I, Ross C. Andress, Texas Registered Professional Land Surveyor No. 6464, do hereby certify that the above description is true and correct to the best of my knowledge, and that the property described herein was determined by a survey made on the ground and under my direct supervision.

Witness my hand and seal at Athens, Texas on this 9th day of June, 2026 A.D.



Ross C. Andress
Texas Registered Professional Land Surveyor No. 6464



ANDRESS
SURVEYING, LLC



PO Box 767 ~ Athens, Texas 75751
Phone: (903) 904-5043
AndressSurveying.com TBPELS Firm Number: 10194120
Project Number: 2024-0129

NOTE:

- 1.) A SET OF FIELD NOTES WITH AN EVEN DATE ACCOMPANIES THIS PLAT.
- 2.) BEARINGS WERE DERIVED FROM G.P.S. OBSERVATIONS AND ARE BASED ON THE TEXAS STATE PLANE COORDINATE SYSTEM, N.A.D. 83 NORTH CENTRAL ZONE (FIPS 4202).
- 3.) ELEVATIONS BASED ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
- 4.) EASEMENTS AND BUILDING SETBACK LINES AS SHOWN ON REPLAT CREATING LOT 358R OF THE SHORES ON RICHLAND CHAMBERS LAKE, PHASE III, RECORDED IN VOLUME 10, PAGE 302 OF THE PLAT RECORDS OF NAVARRO COUNTY, TEXAS (P.R.N.C.T.).
- 5.) ORIGINAL PLAT MARKED WITH A RED OR RAISED SEAL.

SURVEY: ROBERT CARADINE SURVEY, A-139

DESCRIPTION: 29.65 TOTAL SQUARE FEET OF ORIGINAL 320 EASEMENT LYING BENEATH SLAB, BEING A PART OF THE CALLED 79-82/100 ACRE TRACT DESCRIBED IN "EXHIBIT B", "EASEMENT", "SIXTH PARCEL" IN VOLUME 971, PAGE 624 (D.R.N.C.T.)

COUNTY: NAVARRO COUNTY, TEXAS

SURVEY FOR: TARRANT REGIONAL WATER DISTRICT
FIRST HORIZON BANK, ISAOA/ATIM,
BRAND, MARK ANTHONY & TWILA SUE
ALAMO TITLE INSURANCE
NAVARRO COUNTY ABSTRACT TITLE CO.

SCALE:	1" = 5'	FIELD BOOK:	37
DATE:	06/09/2026	DRAWN BY:	RCA
JOB NO:	2024-0129	SHEET NUMBER:	1 OF 1

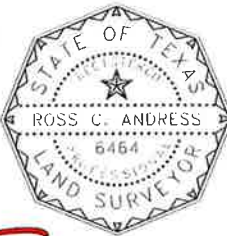
ANDRESS
SURVEYING, LLC



PO Box 767 ~ Athens, Texas 75751
Phone: (903) 904-5043 | AndressSurveying.com
TBPELS Firm No. 10194120

I, ROSS C. ANDRESS, TEXAS REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6464, DECLARE THAT THE PLAT SHOWN HEREON REPRESENTS THE RESULTS OF AN ON THE GROUND SURVEY MADE UNDER MY DIRECTION AND SUPERVISION IN JANUARY OF 2026 AND THIS SURVEY COMPLIES WITH THE TEXAS BOARD OF PROFESSIONAL LAND SURVEYORS STANDARDS EFFECTIVE SEPTEMBER, 1992.

USE OF THIS SURVEY FOR ANY OTHER PURPOSE OR BY OTHER PARTIES SHALL BE AT THEIR OWN RISK AND THE UNDERSIGNED SUPERVISOR IS NOT RESPONSIBLE FOR ANY LOSS RESULTING THEREFROM.



Ross C. Andress

ROSS C. ANDRESS
TEXAS REGISTERED PROFESSIONAL LAND SURVEYOR No. 6464

LOT 358R
THE SHORES ON
RICHLAND CHAMBERS LAKE,
PHASE 3
VOLUME 10, PAGE 302
PLAT RECORDS OF
NAVARRO COUNTY, TEXAS
(P.R.N.C.T.)

COVERED CONCRETE PORCH

1 STORY BRICK HOUSE

ORIGINAL PLATTED 320 CONTOUR LINE

EDGE OF CONCRETE SLAB

POINT OF BEGINNING
EDGE OF CONCRETE SLAB
CONCRETE MONUMENT
BEARS: N31°50'17"W - 108.41'

27.13 SQ. FEET
"FIRST TRACT"

POINT OF BEGINNING
EDGE OF CONCRETE SLAB
CONCRETE MONUMENT
BEARS: N34°09'28"W - 117.83'

2.52 SQ. FEET
"SECOND TRACT"

LINE	BEARING	DISTANCE
L1	S39°32'45"E	8.89'
L2	N87°27'24"W	8.23'
L3	N21°32'56"E	6.97'
L4	N78°26'42"E	65.00'
L5	S68°33'29"E	70.00'
L6	S42°33'23"E	60.00'

EDGE OF CONCRETE SLAB

EDGE OF CONCRETE PORCH

ORIGINAL PLATTED 320 CONTOUR LINE



1" = 5'

With the recommendation of management, Director Motheral moved to approve authority to acquire, by purchase, interests in the following described tracts, which are necessary for the public use and purpose of construction and operation of the Cedar Creek Pipeline Rehab Project.

Temporary easement interests across an approximately 0.1378-acre tract of land and an approximately 0.1643-acre tract of land, each being located in the J. McDonald Survey, Abstract No. 997, City of Mansfield, Tarrant County, Texas, said tracts of land being portions of land conveyed to Akram Chowdhury and Nasima Akther Chowdhury, by deed thereof filed for record in Tarrant County Clerk's Instrument No. D219246352, Official Public Records, Tarrant County, Texas, and being further described in the accompanying resolution and in the survey plat(s) attached hereto for the negotiated compensation of \$20,000.

A temporary easement interest across an approximately 0.2927-acre tract of land located in the S.S. Callender Survey, Abstract No. 359, and E. Hendricks Survey, Abstract No. 659, City of Mansfield, Tarrant County, Texas, said 0.2927-acre tract of land being a portion Lot 6, Block 1, Oakdale Addition, being an addition to the City of Mansfield, Tarrant County, Texas, according to the plat recorded in Volume 388-F, Page 451, Plat Records, Tarrant County, Texas, said 0.2927-acre tract of land also being a portion of a called 0.69-acre tract of land conveyed to Mark Cryer by deed thereof filed for record in Tarrant County Clerk's Instrument No. D220135928, Official Public Records, Tarrant County, Texas, and being further described in the accompanying resolution and in the survey plat(s) attached hereto for the negotiated compensation of \$20,000.

**TARRANT REGIONAL WATER DISTRICT
CEDAR CREEK SECTION II PIPELINE REPLACEMENT & IMPROVEMENTS**

**PARCEL NO. 41
J. McDONALD SURVEY, ABSTRACT NO. 997
CITY OF MANSFIELD, TARRANT COUNTY, TEXAS**

Exhibit "A"

BEING a 0.1378 acre tract of land located in the J. McDonald Survey, Abstract No. 997, City of Mansfield, Tarrant County, Texas, said 0.1378 acre tract of land being a portion of a called 4.971 acre tract of land conveyed to **AKRAM CHOWDHURY and NASIMA AKTHER CHOWDHURY**, by deed thereof filed for record in Tarrant County Clerk's Instrument No. D219246352, Official Public Records, Tarrant County, Texas (O.P.R.T.C.T.), said 0.1378 acre tract of land being more particularly described by metes and bounds as follows:

BEGINNING at a point on a northwest property line of the said 4.971 acre tract, same being the southeast property line of that certain tract of land conveyed to Oakdale Baptist Church, by deed thereof filed for record in Tarrant County Clerk's Instrument No. D206222830, O.P.R.T.C.T., said beginning point being at the intersection of the said property lines with the northeast line of an existing 130 feet wide Pipeline Right-of-Way Easement described as "Parcel 43", conveyed to Tarrant County Water Control and Improvement District No. 1, by deed thereof filed for record in Volume 3703, Page 476, Deed Records, Tarrant County, Texas (D.R.T.C.T.), said beginning point being North 58°53'11" East, a distance of 270.20 feet from the southwest property corner of the said 4.971 acre tract, said beginning point also having a NAD83 Texas North Central Zone (4202) grid coordinate of N: 6,905,236.35 and E: 2,376,818.52;

THENCE North 58°53'11" East, along the said property lines, a distance of 58.06 feet;

THENCE South 61°39'53" East, departing the said property lines, over and across the said 4.971 acre tract, and along a line 50 feet northeast of and parallel with the said existing easement line, a distance of 120.00 feet to the most southerly southeast property line of the said 4.971 acre tract, same being a northwest property line of a called 2.947 acre tract of land described as "Tract 1", conveyed to Akram Chowdhury and Nasima Akther Chowdhury, by deed thereof filed for record in Tarrant County Clerk's Instrument No. D219246352, O.P.R.T.C.T.;

THENCE South 58°51'06" West, along the said property lines, a distance of 58.04 feet to a point for corner at the intersection of the said property lines with the northeast line of an existing 130 feet wide Pipeline Right-of-Way Easement described as "Parcel 44", conveyed to Tarrant County Water Control and Improvement District No. 1, by deed thereof filed for record in Volume 3698, Page 482, D.R.T.C.T., from which the most southerly property corner of the said 4.971 acre tract bears South 58°51'06" West, a distance of 329.33 feet;

THENCE North 61°39'53" West, departing the said property lines, over and across the said 4.971 acre tract, in part along the said northeast line of said Parcel 44 and in part along the said northeast line of Parcel 43, a distance of 120.04 feet to the **POINT OF BEGINNING**.

The hereinabove described tract of land contains a computed area of **0.1378 acres (6,001 square feet)** of land, more or less.

The bearings recited hereinabove are referenced to the Texas Coordinate System of 1983, Texas North Central Zone 4202, NAD83, 2011 Adjustment.

I Eric S. Spooner, a Registered Professional Land Surveyor in the State of Texas, do hereby state that the foregoing description accurately sets out the metes and bounds description of the easement tract described herein.

Eric S. Spooner, RPLS
Spooner & Associates, Inc.
Texas Registration No. 5922
TBPLS Firm No. 10054900



PARCEL 41 ~ CHOWDHURY

(R1)

S.W.C. OF 4.971 ACRE TRACT BEARS
N58°53'11"E ~ 270.20'

(R2)

SOUTH CORNER OF
4.971 ACRE TRACT BEARS
S58°51'06"W ~ 329.33'

E1

EX. 130' PIPELINE R.O.W. ESMT. TO
TARRANT COUNTY WATER CONTROL
& IMPROVEMENT DISTRICT NO. 1
"PARCEL 44" IN VOL. 3698, PG. 482
D.R.T.C.T.

J. McDONALD SURVEY
ABSTRACT NO. 997

OWNER
OAKDALE BAPTIST CHURCH
T.C.C.I. NO. D206222830
O.P.R.T.C.T.

CALLED: 4.971 ACRES
AKRAM CHOWDHURY &
NASIMA AKTHER CHOWDHURY
"TRACT 2" IN
T.C.C.I. NO. D219246352
O.P.R.T.C.T.

POINT OF
BEGINNING

N: 6,905,236.35
E: 2,376,818.52
(NAD83 ~ GRID)

EX. 130' PIPELINE R.O.W. ESMT. TO
TARRANT COUNTY WATER CONTROL
& IMPROVEMENT DISTRICT NO. 1
"PARCEL 43" IN VOL. 3703, PG. 476
D.R.T.C.T.

0.1378 ACRES
(6,001 SQ. FT.)

CALLLED: 2.947 ACRES
AKRAM CHOWDHURY &
NASIMA AKTHER CHOWDHURY
"TRACT 1" IN
T.C.C.I. NO. D219246352
O.P.R.T.C.T.

LINE TABLE

NO.	DIRECTION	DIST.
L1	N58°53'11"E	58.06'
L2	S61°39'53"E	120.00'
L3	S58°51'06"W	58.04'
L4	N61°39'53"W	120.04'

0 20' 40'
GRAPHIC SCALE IN FEET
1" = 40'

TARRANT REGIONAL WATER DISTRICT
CEDAR CREEK SECTION II PIPELINE
REPLACEMENT & IMPROVMENTS
CITY OF MANSFIELD, TARRANT COUNTY, TEXAS

THE BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE
SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE 4202, NAD83, 2011 ADJUSTMENT.

PROPERTY: CHOWDHURY ~ "TRACT 2" IN T.C.C.I. NO. D219246352

PROPERTY ACREAGE: CALLED 4.971 ACRES (DEED)

24104 P41 CHOWDHURY TCE.dwg

DRAWN BY: C. REEDER CHECKED BY: E. SPOONER



309 BYERS STREET, SUITE 100, EULESS, TEXAS 76039
(817) 685-8448 WWW.SPOONERSURVEYORS.COM
TBPLS FIRM NO. 10054900

PARCEL 41 ~ CHOWDHURY



POINT TABLE				
POINT	PROJECT N	PROJECT E	GRID N	GRID E
1	6,906,064.98	2,377,103.74	6,905,236.35	2,376,818.52
2	6,906,094.98	2,377,153.45	6,905,266.35	2,376,868.22
3	6,906,038.03	2,377,259.07	6,905,209.40	2,376,973.83
4	6,906,008.01	2,377,209.40	6,905,179.38	2,376,924.17

COORDINATES SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE (4202), AND ARE BASED ON THE NORTH AMERICAN DATUM OF 1983, 2011 ADJUSTMENT. PROJECT COORDINATES ARE SCALED AT 0,0 USING A COMBINED SCALE FACTOR OF 1.000120000.

**TARRANT REGIONAL WATER DISTRICT
CEDAR CREEK SECTION II PIPELINE
REPLACEMENT & IMPROVMENTS
CITY OF MANSFIELD, TARRANT COUNTY, TEXAS**

THE BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE 4202, NAD83, 2011 ADJUSTMENT.

PROPERTY: CHOWDHURY - "TRACT 2" IN T.C.C.I. NO. D219246352

PROPERTY ACREAGE: CALLED 4.971 ACRES (DEED)

24104 P41 CHOWDHURY TCE.dwg

DRAWN BY: C. REEDER CHECKED BY: E. SPOONER



SPOONER & ASSOCIATES
REGISTERED PROFESSIONAL LAND SURVEYORS
OVER 30 YEARS OF SERVICE

309 BYERS STREET, SUITE 100, EULESS, TEXAS 76039
(817) 685-8448 WWW.SPOONERSURVEYORS.COM
TBPLS FIRM NO. 10054900

PARCEL 41 ~ CHOWDHURY



02-18-26

**TARRANT REGIONAL WATER DISTRICT
CEDAR CREEK SECTION II PIPELINE REPLACEMENT & IMPROVEMENTS**

**PARCEL NO. 42
J. McDONALD SURVEY, ABSTRACT NO. 997
CITY OF MANSFIELD, TARRANT COUNTY, TEXAS
Exhibit "A"**

BEING a 0.1643 acre tract of land located in the J. McDonald Survey, Abstract No. 997, City of Mansfield, Tarrant County, Texas, said 0.1643 acre tract of land being a portion of a called 2.947 acre tract of land described as "Tract 2", conveyed to **AKRAM CHOWDHURY and NASIMA AKTHER CHOWDHURY**, by deed thereof filed for record in Tarrant County Clerk's Instrument No. D219246352, Official Public Records, Tarrant County, Texas (O.P.R.T.C.T.), said 0.1643 acre tract of land being more particularly described by metes and bounds as follows:

BEGINNING at a point on a northwest property line of the said 2.947 acre tract, same being the southeast property line of a called 4.971 acre tract of land described as "Tract 2", conveyed to Akram Chowdhury and Nasima Akther Chowdhury, by deed thereof filed for record in Tarrant County Clerk's Instrument No. D219246352, O.P.R.T.C.T., said beginning point being at the intersection of the said property lines with the northeast line of an existing 130 feet wide Pipeline Right-of-Way Easement described as "Parcel 44", conveyed to Tarrant County Water Control and Improvement District No. 1, by deed thereof filed for record in Volume 3698, Page 482, Deed Records, Tarrant County, Texas (D.R.T.C.T.), said beginning point also having a NAD83 Texas North Central Zone (4202) grid coordinate of N: 6,905,179.38 and E: 2,376,924.17, from which the south corner of the said 4.971 acre tract bears South 58°51'06" West, a distance of 329.33 feet;

THENCE North 58°51'06" East, along the said property lines, a distance of 58.04 feet;

THENCE South 61°39'53" East, departing the said property lines, over and across the said 2.947 acre tract, and along a line 50 feet northeast of and parallel with the said existing easement line, a distance of 143.16 feet to a point for corner on a southeast property line of the said 2.947 acre tract, same being a northwest property line of a called 5.01 acre tract of land conveyed to Bradley L. Hartfield and Anne A. Hartfield, by deed thereof filed for record in Tarrant County Clerk's Instrument No. D217072889, O.P.R.T.C.T., from which the northeast property corner of the said 2.947 acre tract bears North 58°52'12" East, a distance of 262.85 feet;

THENCE South 58°52'12" West, along the said property lines, a distance of 58.05 feet to the intersection of the said property lines with the northeast line of an existing 130 feet wide Pipeline Right-of-Way Easement described as "Parcel 45", conveyed to Tarrant County Water Control and Improvement District No. 1, by deed thereof filed for record in Volume 3702, Page 106, D.R.T.C.T.;

THENCE North 61°39'53" West, departing the said property lines, over and across the said 2.947 acre tract, in part along the said northeast line of Parcel 45 and in part along the said northeast line of Parcel 44, a distance of 143.14 feet to the **POINT OF BEGINNING**.

The hereinabove described tract of land contains a computed area of **0.1643 acres (7,158 square feet)** of land, more or less.

The bearings recited hereinabove are referenced to the Texas Coordinate System of 1983, Texas North Central Zone 4202, NAD83, 2011 Adjustment.

I Eric S. Spooner, a Registered Professional Land Surveyor in the State of Texas, do hereby state that the foregoing description accurately sets out the metes and bounds description of the easement tract described herein.

Eric S. Spooner, RPLS
Spooner & Associates, Inc.
Texas Registration No. 5922
TBPLS Firm No. 10054900



PARCEL 42 ~ CHOWDHURY

(R1)
SOUTH CORNER OF
4.971 ACRE TRACT BEARS
S58°51'06"W ~ 329.33'

(R2)
N.E. CORNER OF
2.947 ACRE TRACT BEARS
N58°52'12"E ~ 262.85'

E1
EX. 130' PIPELINE R.O.W. ESMT. TO
TARRANT COUNTY WATER CONTROL
& IMPROVEMENT DISTRICT NO. 1
"PARCEL 45" IN VOL. 3702, PG. 106
D.R.T.C.T.

CALLED: 4.971 ACRES
AKRAM CHOWDHURY &
NASIMA AKTHER CHOWDHURY
"TRACT 2" IN
T.C.C.I. NO. D219246352
O.P.R.T.C.T.

CALLLED: 2.947 ACRES
AKRAM CHOWDHURY &
NASIMA AKTHER CHOWDHURY
"TRACT 1" IN
T.C.C.I. NO. D219246352
O.P.R.T.C.T.

**POINT OF
BEGINNING**

N: 6,905,179.38
E: 2,376,924.17
(NAD83 ~ GRID)

J. McDONALD SURVEY
ABSTRACT NO. 997

0.1643 ACRES
(7,158 SQ. FT.)

EX. 130' PIPELINE R.O.W. ESMT. TO
TARRANT COUNTY WATER CONTROL
& IMPROVEMENT DISTRICT NO. 1
"PARCEL 44" IN VOL. 3698, PG. 482
D.R.T.C.T.

CALLLED: 5.01 ACRES
BRADLEY L. HARTFIELD
& ANNE A. HARTFIELD
T.C.C.I. NO. D217072889
O.P.R.T.C.T.

LINE TABLE

NO.	DIRECTION	DIST.
L1	N58°51'06"E	58.04'
L2	S61°39'53"E	143.16'
L3	S58°52'12"W	58.05'
L4	N61°39'53"W	143.14'

0 20' 40'
GRAPHIC SCALE IN FEET
1" = 40'

TARRANT REGIONAL WATER DISTRICT CEDAR CREEK SECTION II PIPELINE REPLACEMENT & IMPROVMENTS CITY OF MANSFIELD, TARRANT COUNTY, TEXAS

THE BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE
SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE 4202, NAD83, 2011 ADJUSTMENT.

PROPERTY: CHOWDHURY ~ "TRACT 1" IN T.C.C.I. NO. D219246352

PROPERTY ACREAGE: CALLED 2.947 ACRES (DEED)

24104 P42 CHOWDHURY TCE.dwg

DRAWN BY: C. REEDER CHECKED BY: E. SPOONER



**SPOONER &
ASSOCIATES**
REGISTERED PROFESSIONAL LAND SURVEYORS
OVER 30 YEARS OF SERVICE

309 BYERS STREET, SUITE 100, EULESS, TEXAS 76039
(817) 685-8448 WWW.SPOONERSURVEYORS.COM
TBPLS FIRM NO. 10054900

PARCEL 42 ~ CHOWDHURY



POINT TABLE				
POINT	PROJECT N	PROJECT E	GRID N	GRID E
1	6,906,008.01	2,377,209.40	6,905,179.38	2,376,924.17
2	6,906,038.03	2,377,259.07	6,905,209.40	2,376,973.83
3	6,905,970.08	2,377,385.08	6,905,141.46	2,377,099.83
4	6,905,940.07	2,377,335.39	6,905,111.45	2,377,050.14

COORDINATES SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE (4202), AND ARE BASED ON THE NORTH AMERICAN DATUM OF 1983, 2011 ADJUSTMENT. PROJECT COORDINATES ARE SCALED AT 0,0 USING A COMBINED SCALE FACTOR OF 1.000120000.

**TARRANT REGIONAL WATER DISTRICT
CEDAR CREEK SECTION II PIPELINE
REPLACEMENT & IMPROVMENTS
CITY OF MANSFIELD, TARRANT COUNTY, TEXAS**

THE BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE 4202, NAD83, 2011 ADJUSTMENT.

PROPERTY: CHOWDHURY ~ "TRACT 1" IN T.C.C.I. NO. D219246352

PROPERTY ACREAGE: CALLED 2.947 ACRES (DEED)

24104 P42 CHOWDHURY TCE.dwg

DRAWN BY: C. REEDER CHECKED BY: E. SPOONER



SPOONER & ASSOCIATES
REGISTERED PROFESSIONAL LAND SURVEYORS
OVER 30 YEARS OF SERVICE

309 BYERS STREET, SUITE 100, EULESS, TEXAS 76039
(817) 685-8448 WWW.SPOONERSURVEYORS.COM
TBPLS FIRM NO. 10054900

PARCEL 42 ~ CHOWDHURY



**TARRANT REGIONAL WATER DISTRICT
CEDAR CREEK SECTION II PIPELINE REPLACEMENT & IMPROVEMENTS**

**PARCEL NO. 63
LOT 6, BLOCK 1, OAKDALE ADDITION
CITY OF MANSFIELD, TARRANT COUNTY, TEXAS**

Exhibit "A"

BEING a 0.2927 acre tract of land located in the S.S. Callender Survey, Abstract No. 359, and E. Hendricks Survey, Abstract No. 659, City of Mansfield, Tarrant County, Texas, said 0.2927 acre tract of land being a portion **LOT 6, BLOCK 1, OAKDALE ADDITION**, being an addition to the City of Mansfield, Tarrant County, Texas, according to the plat recorded in Volume 388-F, Page 451, Plat Records, Tarrant County, Texas, said 0.2927 acre tract of land also being a portion of a called 0.69 acre tract of land conveyed to **MARK CRYER**, by deed thereof filed for record in Tarrant County Clerk's Instrument No. D220135928, Official Public Records, Tarrant County, Texas (O.P.R.T.C.T.), said 0.2927 acre tract of land being more particularly described by metes and bounds as follows:

BEGINNING at the southeast lot corner of said Lot 6, same being on the west right-of-way line of Callender Road (being a variable width public right-of-way), said beginning point also having a NAD83 Texas North Central Zone (4202) grid coordinate of N: 6,901,760.07 and E: 2,383,324.50;

THENCE South 85°06'17" West, along the south lot line of said Lot 6, a distance of 51.30 feet to the intersection of the said lot line with northeast line of an existing 130 feet wide Pipeline Right-of-Way Easement described as "Parcel 51", conveyed to Tarrant County Water Control and Improvement District No. 1, by deed thereof filed for record in Volume 3708, Page 521, Deed Records, Tarrant County, Texas;

THENCE North 61°39'53" West, departing the said lot line, over and across said Lot 6 and along the said existing easement line, a distance of 182.48 feet to the intersection of the said existing easement line with the north property line of the said 0.69 acre tract;

THENCE North 85°06'17" East, along the said north property line, a distance of 203.70 feet to the northeast property corner of the said 0.69 acre tract, same being on the east lot line of said Lot 6 and the aforementioned west right-of-way line;

THENCE South 05°01'54" East, along the east lot line of said Lot 6 and along the said west right-of-way line of Callender Road, a distance of 100.00 feet to the **POINT OF BEGINNING**.

The hereinabove described tract of land contains a computed area of **0.2927 acres (12,750 square feet)** of land, more or less.

The bearings recited hereinabove are referenced to the Texas Coordinate System of 1983, Texas North Central Zone 4202, NAD83, 2011 Adjustment.

I Eric S. Spooner, a Registered Professional Land Surveyor in the State of Texas, do hereby state that the foregoing description accurately sets out the metes and bounds description of the easement tract described herein.



Eric S. Spooner, RPLS
Spooner & Associates, Inc.
Texas Registration No. 5922
TBPLS Firm No. 10054900

PARCEL 63 ~ CRYER

0 15' 30'



GRAPHIC SCALE IN FEET

1" = 30'

PT. OF LOT 6, BLOCK 1
OAKDALE ADDITION
VOL. 388-F, PG. 451
P.R.T.C.T.

E. HENDRICKS SURVEY
ABSTRACT NO. 659

N85°06'17"E ~ 203.70'

PROPERTY LINE

PT. OF
LOT 6, BLOCK 1
OAKDALE ADDITION
VOL. 388-F, PG. 451,
P.R.T.C.T.

0.2927 ACRES
(12,750 SQ. FT.)

N61°39'53"W ~ 182.48'

CALLED: 0.69 ACRES
MARK CRYER
T.C.C.I. NO. D220135928
O.P.R.T.C.T.

EX. 130' PIPELINE R.O.W. ESMT. TO
TARRANT COUNTY WATER CONTROL
& IMPROVEMENTS DISTRICT NO. 1
"PARCEL 51" IN VOL. 3708, PG. 521,
D.R.T.C.T.

LOT LINE

EX. 130' PIPELINE R.O.W. ESMT TO
TARRANT COUNTY WATER CONTROL
& IMPROVEMENTS DISTRICT NO. 1
VOL. 3708, PG. 521,
O.P.R.T.C.T.

S85°06'17"W ~ 51.30'

REMAINDER OF A
CALLED: 59.070 ACRES
MICHAEL BALLOUN
"TRACT 2"
T.C.C.I. NO. D220295815,
O.P.R.T.C.T.

S.S. CALLENDER SURVEY
ABSTRACT NO. 300

APPROX. ABSTRACT LINE

EX. R.O.W.
S05°01'54"E ~ 100.00'

CALLENDER ROAD
(VARIABLE WIDTH PUBLIC R.O.W.)

POINT OF
BEGINNING

N:6,901,760.07
E:2,383,324.50
GRID ~ NAD93

TARRANT REGIONAL WATER DISTRICT
CEDAR CREEK SECTION II PIPELINE
REPLACEMENT & IMPROVMENTS
CITY OF MANSFIELD, TARRANT COUNTY, TEXAS

THE BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE
SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE 4202, NAD83, 2011 ADJUSTMENT.

PROPERTY: LOT 6, BLOCK 1, OAKDALE ADDITION

PROPERTY ACREAGE: CALLED 0.69 ACRES (DEED)

24104 P63 CRYER TCE.dwg

DRAWN BY: B. SMITH

CHECKED BY: E. SPOONER



**SPOONER &
ASSOCIATES**
REGISTERED PROFESSIONAL LAND SURVEYORS
OVER 30 YEARS OF SERVICE

309 BYERS STREET, SUITE 100, EULESS, TEXAS 76039
(817) 685-8448 WWW.SPOONERSURVEYORS.COM
TBPLS FIRM NO. 10054900

PAR. 63 ~ CRYER ~ EXH "A"



POINT TABLE				
POINT	PROJECT N	PROJECT E	GRID N	GRID E
1	6,902,588.29	2,383,610.50	6,901,760.07	2,383,324.50
2	6,902,583.91	2,383,559.39	6,901,755.70	2,383,273.39
3	6,902,670.52	2,383,398.77	6,901,842.29	2,383,112.80
4	6,902,687.90	2,383,601.73	6,901,859.68	2,383,315.73

COORDINATES SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE (4202), AND ARE BASED ON THE NORTH AMERICAN DATUM OF 1983, 2011 ADJUSTMENT. PROJECT COORDINATES ARE SCALED AT 0,0 USING A COMBINED SCALE FACTOR OF 1.000120000.

**TARRANT REGIONAL WATER DISTRICT
CEDAR CREEK SECTION II PIPELINE
REPLACEMENT & IMPROVMENTS
CITY OF MANSFIELD, TARRANT COUNTY, TEXAS**

THE BEARINGS SHOWN HEREON ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, TEXAS NORTH CENTRAL ZONE 4202, NAD83, 2011 ADJUSTMENT.

PROPERTY: LOT 6, BLOCK 1, OAKDALE ADDITION

PROPERTY ACREAGE: CALLED 0.69 ACRES (DEED)

24104 P63 CRYER TCE.dwg

DRAWN BY: B. SMITH

CHECKED BY: E. SPOONER



SPOONER & ASSOCIATES
REGISTERED PROFESSIONAL LAND SURVEYORS
OVER 30 YEARS OF SERVICE

309 BYERS STREET, SUITE 100, EULESS, TEXAS 76039
(817) 685-8448 WWW.SPOONERSURVEYORS.COM
TBPLS FIRM NO. 10054900

PAR. 63 ~ CRYER ~ EXH "A"



In addition, the General Manager of TRWD, or his designee, is authorized to take all steps which may be reasonably necessary to complete the acquisition of the real property interests described above, including, but not limited to, the authority to pay all customary, reasonable and necessary closing and related costs. Funding for this item is included in the Bond Fund. Director Killebrew seconded the motion, and the votes were 5 in favor, 0 against.

20.

There were no future agenda items approved.

21.

The next board meeting was scheduled for October 20, 2026.

22.

There being no further business before the Board of Directors, the meeting was adjourned.


President


Secretary