

ORDINANCE NO. 284

AN ORDINANCE LEVYING ASSESSMENTS AGAINST VARIOUS PERSONS AND THEIR PROPERTY FOR THE PAYMENT OF A PART OF THE COST OF IMPROVING AND PAVING PORTIONS OF THE FOLLOWING STREET IN THE CITY OF MESQUITE, TEXAS, TO-WIT:

ON BOTH SIDES OF HICKORY TREE ROAD BEGINNING AT THE SOUTH ROADWAY LINE OF MILITARY PARKWAY AND ENDING AT THE NORTH ROADWAY LINE OF BRUTON ROAD

PROVIDING FOR THE TIME WHEN SUCH ASSESSMENTS BECOME DUE AND PAYABLE, THE RATE OF INTEREST, AND FIXING A CHARGE AND LIEN AGAINST SAID PROPERTY AND MAKING SAID CHARGE A PERSONAL LIABILITY OF THE PROPERTY OWNERS OWNING PROPERTY ABUTTING ON SAID STREET, AND PROVIDING FOR THE COLLECTION THEREOF; AND DECLARING AN EMERGENCY.

WHEREAS, heretofore a resolution was duly adopted by the City Council ordering the improvements of both sides of Hickory Tree Road beginning at the South roadway line of Military Parkway and ending at the North roadway line of Bruton Road by constructing 6" curb and 30" gutters; and,

WHEREAS, pursuant to said resolution, specifications were prepared for said work by the Director of Public Works, filed with said Council, examined, approved, and adopted by it, all as required by applicable law; and,

WHEREAS, thereafter in compliance with the law the Director of Public Works prepared his statements or lists showing the names of property owners upon said street, the description of their property, the total cost of the said improvements, the cost thereof per front foot and the cost of each property owners, said statements possessing all the other requisites required by law; and,

WHEREAS, thereafter the said statements were filed with the City Council and by them examined and approved and a resolution was passed by said Council determining the necessity of making an assessment for part of the cost of said pavement against property owners and their property, and fixing a time and providing for a hearing to such property owners, their agents, or attorneys, all in accordance with the terms of applicable law, at which hearing said owners were to be heard as to the benefits of the said improvements to their property, as to any error or invalidity in said proceedings, or to any matter or thing connected with the said improvements; and,

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WHEREAS, the said resolution in connection with the improvement of said street was duly adopted in compliance with the law on the 22nd day of February, 1960; and,

WHEREAS, thereafter, in accordance with the terms of the law, the City Secretary of the City of Mesquite gave notice to the property owners on said street, their agents and attorneys, of said hearing, by publishing a copy of said resolution one time in the Texas Mesquiter, a weekly paper of general circulation in the City of Mesquite ten days prior to the days set for the hearing, to-wit, the 21st day of March, 1960; and the City Secretary also gave notice of said hearing by posting letters containing the same to said property owners, their agents and attorneys, ten days before the said hearing; provided, however, that any failure of the property owners to receive said notices shall not invalidate these proceedings; and,

WHEREAS, said hearing was had at the time and place mentioned in the said resolution and notice, to-wit, on the 21st day of March, 1960, at 2:30 o'clock P.M. at the Council Chamber in the City Hall of the City of Mesquite, Texas, which hearing was continued from day to day, and time to time, until the 21st day of March, 1960, and was then closed; and,

WHEREAS, at said hearing, all desiring to contest the said assessments, correct the same, or in any manner be heard concerning the benefits thereof, or in any other matter, were heard, and errors and all matters of error or mistake or inequalities or other matters requiring rectification which were called to the attention of the Council were rectified and corrected;

Now, Therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS; THAT,

SECTION 1. That the action of the City Council closing the hearing and overruling the protests at the public hearing on the 21st day of March, 1960, in these proceedings is hereby ratified and confirmed by this ordinance. That the City Council, from the evidence, finds that the assessments herein levied should be made and levied against the respective parcels of property abutting upon the street hereinbelow mentioned and against the owners thereof, and that such assessments and charges are right and proper, and are substantially in proportion to the benefits to the respective parcels of property by means of the improvement in the unit or district for which such assessments are levied, and establish substantial justice and equality and uniformity between the respective owners of

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the respective properties and between all parties concerned, considering the benefits received and burdens imposed, and further finds that in each case the abutting property assessed is specially benefited in enhanced value to the said properties by means of the said improvements in the unit or district upon which the particular property abuts, and for which assessment is levied and charge made, in a sum in excess of the said assessment and charge made against the same by this ordinance, and further finds that the apportionment of the cost of the improvements is in accordance with the law in force in this City and the proceedings of the City heretofore had with reference to said improvements and is in all respects valid and regular.

SECTION 2: There shall be and is hereby levied and assessed against the parcels of property hereinbelow mentioned, and against the real and true owners thereof (whether such owners be correctly named herein or not), the sums of money below mentioned and itemized shown opposite the description of the respective parcels of property, and the several amounts assessed against the same, and the owners thereof; as far as such owners are known, being as follows:

See Attached Exhibit "A"

SECTION 3. Where more than one person, firm or corporation owns an interest in any property above described, each said person, firm or corporation shall be personally liable only for its, his or her pro rata of the total assessment against such property in proportion as its, his or her respective interest bears to the total ownership of such property, and its, his or her respective interest in such property may be released from the assessment lien upon payment of such proportionate sum.

SECTION 4. The several sums above mentioned and assessed against the said parcels of property and the owners thereof, and interest thereon at the rate of 6 per centum (%) per annum, together with reasonable attorney's fees and costs of collection, if incurred, are hereby declared to be and are made a lien upon the respective parcels of property against which the same are assessed, and a personal liability and charge against the real and true owners of such property, whether such owners be named herein or not, and the said liens shall be and constitute the first enforceable lien and claim against the property on which such assessments are levied, and shall be a first and paramount lien thereon, superior to all other liens and claims except State, County, School District and City ad valorem taxes.

The sums so assessed against the abutting property and the owners thereof, shall be and become due and payable as follows, to-wit, in twelve (12) equal installments, the first payable on or before thirty (30) days from the completion and acceptance of the improvements in the unit or district upon which the property abuts, and one (1) each month thereafter until the total amount is paid; deferred payments shall bear interest from the date of such completion and acceptance at the rate of 6 per centum (%) per annum, payable monthly with each installment, so that upon the completion and acceptance of the improvements in a particular unit or district, assessments against such completed and accepted unit or district shall be and become due and payable in such installments, and with interest from the date of such completion and acceptance. Provided, however, that any owner shall have the right to pay the entire assessment, or any installment thereof, before maturity, by payment of principal and accrued interest, and further provided that if default shall be made in the payment of any installment of principal or interest promptly as the same matures, then the entire amount of the assessment upon which such default is made shall, at the option of the said City of Mesquite, or its assigns, be and become immediately due and payable, and shall be collectible, together with reasonable attorneys' fees and costs of collection, if incurred.

SECTION 5. That if default be made in the payment of any of the said sums hereby assessed against said property owners and their property, collection thereof shall be enforced either by the sale of the said property by the Assessor and Collector of Taxes of the City of Mesquite as near as possible in the manner provided for the sale of property for non-payment of ad valorem taxes; or at the option of the said City of Mesquite the payment of the said sums shall be enforced by suit in any court having jurisdiction.

SECTION 6. That for the purpose of evidencing the several sums payable by said property owners and the time and terms of payment, and to aid in the enforcement thereof, assignable certificates shall be issued by the City of Mesquite upon the completion and acceptance of the said work of improvement, which shall be executed by the Mayor, signing the same or by his facsimile signature impressed thereon, attested by the City Secretary, under the impress of the corporate seal, and shall be payable to the City of Mesquite, or its assigns, which certificate shall declare the said amounts and the time and terms of payment thereof, and the said rate of interest payable thereof, and shall contain the name of the owner and the description of his property by Lot or Block Number or front feet thereof, or such description as may otherwise identify the same by reference to any other fact, and if said property shall be owned by an estate, then the description thereof as so owned shall be sufficient.

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And the said certificates shall further provide that if default shall be made in the payment of any installment of principal or interest thereon, when due then at the option of the said City of Mesquite being the owner and holder thereof, the whole of the said assessment shall at once become due and payable and shall be collectible with reasonable attorney's fees and costs if incurred.

And the said certificates shall further set forth and evidence the said personal liability of the owner and the lien upon his premises, and shall provide that if default shall be made in the payment thereof, the same may be enforced either by sale of the property by the Tax Assessor and Collector of the City of Mesquite, as above recited, or by suit in any court having jurisdiction.

And the said certificates shall further recite that the proceedings with reference to making said improvements have been regularly had in compliance with the terms of the applicable law, and that all pre-requisites to the fixing of the lien and claims of personal liability evidenced by such certificates have been performed, which recitals shall be evidence of the facts so recited and no further proof thereof shall be required.

That the said certificates shall also provide the amounts payable thereunder shall be paid to the Assessor and Collector of Taxes of the City of Mesquite, who shall credit said payments upon the said certificates, and shall immediately deposit the amounts so collected with the City Treasurer of the City of Mesquite, to be kept and held by him in a special fund, which is hereby designated as City of Mesquite Street Construction Fund, and which payments shall be by the Treasurer paid to the said City of Mesquite or other holder of the said certificates, on presentation thereof to him, duly credited by Assessor and Collector of Taxes, the said credit by said Assessor and Collector of Taxes being the Treasurer's Warrant for making such payment and the said City of Mesquite or other holder of said certificate, shall receipt in writing to said Treasurer when paid in full, together with all costs of collection.

And the said certificates shall further provide that the City of Mesquite shall exercise all legal power, when requested so to do by the holder of said certificate, to aid in the collection thereof; but the City of Mesquite shall in no wise be liable to the holder of said certificates or for any costs or expense in the premises, or for any failure of the said City Council or any of its officers in connection therewith.

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Full power to make and levy reassessments, and to correct mistakes, errors, invalidities or irregularities, either in the assessments or in the certificates issued in evidence thereof, is in accordance with the law in force in this City, vested in the City.

SECTION 7. All assessments levied are a personal liability and charge against the real and true owners of the premises described, notwithstanding such owners may not be named, or may be incorrectly named.

SECTION 8. The assessments herein levied are made and levied under and by virtue of the terms, powers and provisions of an Act passed at the First Called Session of the Fortieth Legislature of the State of Texas, known as Chapter 106 of the Acts of said Session, with amendments thereto, now shown as Article 1105b of Vernon's Texas Civil Statutes, which said law has been adopted as an alternative method for the construction of street and alley improvements in the City of Mesquite, Texas, and Section 12 of Article III of the Charter of the City of Mesquite;

Section 12. The act by the Legislature of the State of Texas in 1927 and shown as Chapter 106, Acts of the First Called Session of the Fortieth Legislature, together with all amendments thereof, said Act with amendments being shown as Article 1105b, Vernon's Annotated Revised Civil Statutes of the State of Texas, is hereby embraced in and made a part of this Charter.

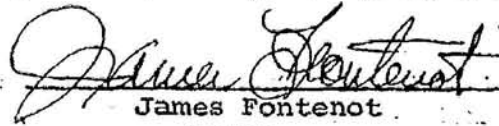
SECTION 9. The assessments so levied are for the improvements in the particular unit or district upon which the property described abuts, and the assessments for the improvements in one unit or district are in nowise related to or connected with the improvements in any other unit or district, and in making assessments and in holding said hearing, the amounts assessed for improvements in one unit or district have been in nowise affected by any fact in anywise connected with the improvements or the assessments therefore in any other unit or district.

SECTION 10. The fact that in order to finance these improvements in an expeditious manner creates an urgency and an emergency in the immediate preservation of public peace, health, and safety and required that the rules providing for ordinances to be read more than one time, or at more than one meeting, be suspended, and that this ordinance be passed as and take effect as an emergency measure, and such rules are accordingly suspended and this ordinance is passed

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as and shall take effect and be in force as an emergency measure,
and shall be in force and effect immediately from and after its
passage..

PASSED by the City Council of the City of Mesquite, Texas, on
the 21st day of March, 1960.


James Fontenot
Mayor

ATTEST:

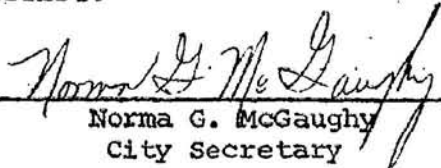

Norma G. McGaughy
City Secretary

EXHIBIT "A" OF ORDINANCE NO. 284

NAME & ADDRESS	PROPERTY DESCRIPTION	FRONTAGE FT.	AMOUNT
Stores Investments, Inc. 1509 Hickory Tree Road	Item #1 Attached	157.5	\$ 236.25
Douglas D. King and wife, Era King 1501 Hickory Tree Road	Item #2 Attached	156	234.00
Demple K. Hoops 1417 Hickory Tree Road	Item #3 Attached	70	105.00
A.B.Hoops and wife, Dovie Hoops 1409 Hickory Tree Road	Item #4 Attached	80	120.00
Bert Walden and W.B. Hailey 1405 Hickory Tree Road	Item #5 Attached	150	225.00
Jeff Maxwell and wife, Lucille Maxwell 1401 Hickory Tree Road	Item #6 Attached	76	114.00
Royce K. Banks Hickory Tree Road	Lot 6, Block D Oakhaven Addition	103.12	154.68
Royce K. Banks Hickory Tree Road	Lot 11, Block C Oakhaven Addition	115	172.50
Oder Allumbaugh 1309 Hickory Tree Road	Item #7 Attached	277.2	415.80
C.J.Soules Sr. and wife, Ora Soules 1217 Hickory Tree Road	Item #8 Attached	95	142.50
Connie J.Soules, Jr. and wife, Eugenia Stevens Soules 1207 Hickory Tree Road	Item #9 Attached	154.5	231.75
F. G. Hogan and wife, Jean Hogan 1201 Hickory Tree Road	Item #10 Attached	100	150.00
Elton L. McCaughan and wife, Nellie L. McCaughan 1135 Hickory Tree Road	Item #11 Attached	177.4	266.10
Elton L. McCaughan and wife, Nellie L. McCaughan Hickory Tree Road	Item #12 Attached	24	36.00

NAME & ADDRESS	PROPERTY DESCRIPTION	FRONTAGE FT.	AMOUNT
John Joseph Clark and wife, Mikki Clark 1125 Hickory Tree Road	Item #13 Attached	75	\$ 112.50
Rubie C. Crowe and wife Cheryle D. Crowe 1121 Hickory Tree Road	Item #14 Attached	75	112.50
Jerry Lew Hardin and wife Georgie Hardin Hickory Tree Road	Item #15 Attached	584.1	876.15
Betty K. Duffer and husband, H.A. Duffer 623 Hickory Tree Road	Item #16 Attached	105	157.50
W. H. Lester and wife Idris Lester Hickory Tree Road	Item #17 Attached	105	157.50
Herbert Garon, Sr. and S. H. Garonzik Hickory Tree Road	Item #18 Attached	733	1,099.50
Mesquite Rodeo Corp. Hickory Tree Road	Item #19 Attached	1,221	1,831.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 1, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 2, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 3, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 4, Block A Hickory Heights Addn.	25	37.50
J. A. Moorman 1514 Hickory Tree Road	Lot 5, Block A Hickory Heights Addn.	25	37.50

NAME & ADDRESS	PROPERTY DESCRIPTION	FRONTAGE FT.	AMOUNT
J. A. Moorman Hickory Tree Road	Lot 6, Block A Hickory Heights Addn.	25	\$ 37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 7, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 8, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 9, Block A Hickory Heights Addn.	25	37.50
Smith, Coleman & Jacobson Hickory Tree Road	Lot 10, Block A Hickory Heights Addn.	25	37.50
Smith, Coleman & Jacobson Hickory Tree Road	Lot 11, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 12, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 13, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 14, Block A Hickory Heights Addn.	25	37.50
Joe Murray Hickory Tree Road	Lot 15, Block A Hickory Heights Addn.	25	37.50
Walter S. Robinson Hickory Tree Road	Lot 16, Block A Hickory Heights Addn.	25	37.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 1, Block B Hickory Heights Addn.	60	90.00
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 2, Block B Hickory Heights Addn.	60	90.00
E. Carlyle Smith & Shelley Coleman, Hickory Tree Rd.	Lot 3, Block B Hickory Heights Addn.	60	90.00

NAME & ADDRESS	PROPERTY DESCRIPTION	FRONTAGE FT.	AMOUNT
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 4, Block B Hickory Heights Addn.	60	\$ 90.00
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 1, Block C Hickory Heights Addn.	64	96.00
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 2, Block C Hickory Heights Addn.	64	96.00
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 3, Block C Hickory Heights Addn.	64	96.00
J. B. Hammond Hickory Tree Road	Lot 4, Block C Hickory Heights Addn.	64	96.00
B. L. Lanford Hickory Tree Road	Lot 5, Block C Hickory Heights Addn.	64	96.00
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 1, Block D Hickory Heights Addn.	55	82.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 2, Block D Hickory Heights Addn.	55	82.50
E. Carlyle Smith & Shelley Coleman Hickory Tree Road	Lot 3, Block D Hickory Heights Addn.	55	82.50
E. L. McCaughan and wife, Neil Louise McCaughan 1220 Hickory Tree Road	Item #20 Attached	55	82.50
Robert H. Kent and wife, Ollie Kent 1216 Hickory Tree Road	Item #21 Attached	70	105.00
David F. Keeler and wife, Eunice B. Keeler 1206 Hickory Tree Road	Item #22 Attached	125	187.50
Malley C. Capps and wife, Ethel Capps 1209 Hickory Tree Road	Item #23 Attached	90	135.00

NAME & ADDRESS	PROPERTY DESCRIPTION	FRONTAGE FT.	AMOUNT
A.E. McGlaun and wife, Ann McGlaun Hickory Tree Road	Item #24 Attached	109	\$ 163.50
G. T. Johnston and Mary Anne Johnston Hickory Tree Road	Item #25 Attached	59	88.50
G. T. Johnston and Mary Anne Johnston Hickory Tree Road	Item #26 Attached	81	121.50
Grady and Lucille Johnston Hickory Tree Road	Item #27 Attached	75	112.50
Randall Kelley and wife, Daisy Kelley 1118 Hickory Tree Road	Item #28 Attached	234.7	352.05
Cora Whisenhunt 1022 Hickory Tree Road	Item #29 Attached	113	169.50
Trustees of Fundamentalist Baptist Church Hickory Tree Road	Item #30 Attached	218	327.00
Lester Smith and wife, Mary Smith Hickory Tree Road	Item #31 Attached	1,115	1,672.50
Frank Mathew Kozlovsky Hickory Tree Road	Item #32 Attached	100	150.00
Rissie May Adcock Hickory Tree Road	Item #33 Attached	299	448.50
Rissie May Adcock Hickory Tree Road	Item #34 Attached	233	349.50
H. A. Duffer and wife, Betty K. Duffer Hickory Tree Road	Item #35 Attached	216	324.00
James Dewey Adcock Hickory Tree Road	Item #36 Attached	685	1,027.50
Pauline P. Read Hickory Tree Road	Item #37 Attached	1,172	1,758.00
Ella May Raney Hickory Tree Road	Item #38 Attached	300	450.00

ITEM #1

Stores Investments, Inc.
1509 Hickory Tree Road

Being out of the Job Badgley Survey, Abstract No. 74, Dallas County, Texas and being more particularly described as follows:
BEGINNING at the intersection of the West line of Hickory Tree Road with the North line of Bruton Road in Job Badgley Survey, Abstract No. 74, Dallas County, Texas;
THENCE West along the North line of Bruton Road 157 feet to a corner;
THENCE North 157.5 feet to a corner;
THENCE East 157 feet to a point in the West line of Hickory Tree Road for a corner;
THENCE South along the West line of Hickory Tree Road 157.5 feet to the place of beginning and containing 0.57 acres of land, more or less.

Douglas D. King
1501 Hickory Tree

ITEM #2

being out of the Job Badley Survey, Abstract No. 74, and being a part of the 5.15 acre tract conveyed to W. L. Waldron by deed recorded in Vol. 1968, page 153, Deed Records, Dallas County, Texas, being more particularly described by notes and bounds as follows:

BEGINNING at the intersection of the West line of Hickory Tree Road with the South line of a 30 foot gravel road, said point being 315.5 feet North of the intersection of Hickory Tree Road and Braton Road;

THENCE South 156 feet to point for corner;

THENCE West 69 feet to point for corner;

THENCE North 156 feet to point for corner;

THENCE East 69 feet to the place of beginning.

A. B. Hoops, Jr.
1417 Hickory Tree

ITEM #3

All that certain tract of land in the Job Bagley Survey, Abstract #74 Dallas County, Texas and being further described by metes and bounds as follows;

BEGINNING at a point in the East line of the Job Bagley Survey, 383.5 feet North of the Southeast corner of said survey, said point also being the Southeast corner of a two (2) acre tract of land deed to A. B. Hoops, Sr. and wife Dovie Hoops by H. G. Berry and wife, Annie Berry under date of July 3, 1936 and recorded in Volume 2156, page 37 of the deed records of Dallas County, Texas;

THENCE West parallel with the South line of said Job Bagley Survey a distance of 200 feet to a point for corner;

THENCE North parallel with the East line of the Job Bagley Survey, a distance of 70 feet to a point for corner;

THENCE East parallel with the South line of the said Job Bagley Survey, a distance of 200 feet to a point for corner; in the East line of the Job Bagley Survey;

THENCE South along the East line of the Job Bagley Survey a distance of 70 feet to the place of beginning.

A. B. Hoops, Sr.
1409 Hickory Tree Rd. ITEM #4

Being a tract of land out of the Job Badgley Survey, Abstract No. 74, said tract being a part of a 2 acre tract conveyed to A. B. Hoops and wife, by H. G. Berry, and wife, by deed dated July 3, 1936, recorded in Volume 2156, page 37, Deed Records of Dallas County, Texas.

BEGINNING at a point in the West line of Hickory Tree Road, said point being the Northeast corner of said 2 acre tract;
THENCE South along the West line of Hickory Tree Road, 80 feet to a point for corner, said point being the Northeast corner of a tract conveyed to A. B. Hoops, Jr. and wife, by A. B. Hoops, Sr., and wife, by deed dated June 13, 1953, recorded in Volume 3871, page 364, Deed Records of Dallas County, Texas;

THENCE West along the North line of said A. B. Hoops Jr. tract, 200 feet to the Northwest corner of said tract;

THENCE North 80 feet to a point in the North line of said 2 acre tract;

THENCE East 200 feet to the place of beginning.

ITEM #5

W. B. Hailey and Bert
Walden
1405 Hickory Tree Road

Being out of that certain tract purchased by H. G. Berry et ux, from T. L. Potter et ux, as recorded in Volume 1927, page 190, Dallas County, Deed Records, and being out of the Job Badgley Survey, Abstract No.74 and being more particularly described as follows:

BEGINNING at a point 533.5 feet North of the Southeast corner of the Job Badgley Survey;

THENCE North 150 feet to a point in the East line of said Survey;

THENCE West parallel to the South line of said Survey, 585.7 feet to a point;

THENCE South 150 feet to a point that is parallel to the East Survey line;

THENCE East parallel to the South line of said Survey, 585.7 feet to the place of beginning, containing 2 acres and being the same land conveyed by Warranty Deed From J. G. Berry et ux, to A. C. Woodridge et ux, Sadie Mae Woodridge, dated October 13, 1936, and recorded in Volume 1977, page 197, of the Deed Records of Dallas County, Texas;

ITEM #6

Jeff Maxwell
1401 Hickory Tree Road

Being one acre of land out of the Job Badgley Survey, Abstract #74, in Dallas County, Texas, described by metes and bounds as follows; BEGINNING at a point in the East line of said Survey 759.5 feet from its Southeast corner, same being the Northeast corner of the tract set apart to T. L. Potter by the Commissioners of Partition in Case No. 7255-F in the District Court of Dallas County, Texas, styled T. L. Potter VS William H. Potter;
THENCE West 585.7 feet to the Northwest corner of said T. L. Potter tract;
THENCE South along the West line thereof 76 feet;
THENCE East 585.7 feet to the East line of said survey;
THENCE North with said line 76 feet to the place of beginning; Save and Except that portion of the Public Road embraced within the above field notes

ITEM #7

Mrs. Oder Allumbaugh
1301-1313 Hickory Tree Rd.

Being a tract out of the Job Badgley Survey, Abstract No. 74, said tract being a part of an 8 acre tract set apart to Mrs. Oder Allumbaugh in partition suit No. 7255-F, T. L. Potter et al, vs William H. Potter

BEGINNING at a point at the intersection of the South line of Potter Lane and the West line of Hickory Tree Road;

THENCE South along the West line of Hickory Tree Road, 277.2 feet to a point for corner;

THENCE West 318.6 feet to a point for corner;

THENCE North 145 feet to a point for corner, said point being the Southwest corner of a tract conveyed to Royce K. Banks, by Oder Allumbaugh and husband, by deed dated December 18, 1958, recorded in Volume 5023, page 523, Deed Records of Dallas County, Texas;

THENCE East along the South line of said Royce K. Banks tract, 85.24 feet to a point for corner, being the Southeast corner of said Royce K. Banks tract;

THENCE South 5 feet to a point for corner, said point being the Southwest corner of a tract conveyed to W. M. Singleton and wife, by S. J. Tribble, and wife, by deed dated January 12, 1959, recorded in Volume 5036, page 179, Deed Records of Dallas County, Texas;

THENCE East along the South line of said W. M. Singleton tract, 100 feet to a point for corner, said point being the Southeast corner of said W. M. Singleton tract;

THENCE North along the East line of said W. M. Singleton tract 150 feet to a point for corner in the South line of Potter Lane;

THENCE East along the South line of Potter Lane, 124 feet to the place of beginning.

C. J. Soules, Sr.
1217 Hickory Tree Road

ITEM #8

Being a tract of land out of the Job Badgley Survey, Abstract No. 74, said tract being a part of a 3 acre tract conveyed to C. J. Soules, and wife, by Marion Potter, and wife, by deed dated November 11, 1933, recorded in Volume 1832, Page 533, Deed Records of Dallas County, Texas;

BEGINNING at a point in the centerline of Hickory Tree Road, said point being 30 feet North of the centerline of Potter Lane;

THENCE North along the centerline of Hickory Tree Road, 75.8 feet to a point for corner, said point being the Northeast corner of a tract of land conveyed to C. J. Soules and wife, by Connie J. Soules, Jr. and wife, by deed dated February 5, 1958, recorded in Volume 4842, Page 345, Deed Records of Dallas County, Texas;

THENCE West 206 feet to a point for corner, said point being the Southwest corner of a tract conveyed to Connie J. Soules and wife, by C. J. Soules and wife, by deed dated February 5, 1958, recorded in Volume 4842, Page 346, Deed Records of Dallas County, Texas;

THENCE North along the West line of said Connie J. Soules, Jr. tract 154.5 feet to a point for corner, said point being in the North line of said 3 acre tract;

THENCE West along the North line of said 3 acre tract, 116 feet to a point for corner, said point being the Northwest corner of a tract conveyed to Leban Coleman, by C. J. Soules, Sr., and wife, by deed dated March 12, 1951, recorded in Volume 307, Page 432, Deed Records of Dallas County, Texas;

THENCE South 231.3 feet to a point for corner, said point being on the North line of Potter Lane;

THENCE East 322 feet to the place of beginning.

ITEM #9

C. J. Soules, Jr.
1207 Hickory Tree Road

Being a tract out of the Job Badgley Survey, Abstract No. 74, being a part of a 3 acre tract conveyed to C. J. Soules and wife, by Marion Potter and wife, by deed dated November 11, 1933, recorded in Volume 1832, page 533, Deed Records of Dallas County, Texas;

BEGINNING at a point in the center line of Hickory Tree Road, said point being the Northeast corner of said 3 acre tract;

THENCE West along the North line of said 3 acre tract, 206 feet to a point for corner;

THENCE South 154.5 feet to a point for corner;

THENCE East 206 feet to the center line of Hickory Tree Road;

THENCE North 154.5 feet to the place of beginning.

ITEM #10

F. G. Hogan
1201 Hickory Tree Road

Being part of the 4.69 acre tract of land out of the Job Badgley Survey, Abstract No. 74, described in Deed to Elton Luther McCaughan et ux, recorded in Volume 3050, page 393, Deed Records of Dallas County, Texas, and being more particularly described as follows:

BEGINNING at the Southeast corner of said 4.69 acre tract in the West line of Hickory Tree Road, said point also being at the Northeast corner of a 3 acre tract conveyed to C. J. Soules et ux, by Deed Recorded in Volume 1832, page 533, deed Records of Dallas County, Texas;

THENCE West with the South line of said 4.69 acre tract and North line of said 3 acre tract, 225 feet to point;

THENCE North parallel with West line of Hickory Tree Road, 100 feet to point;

THENCE East 225 feet to point in West line of Hickory Tree Road;

THENCE South along West line of Hickory Tree Road, 100 feet to the place of beginning.

ITEM #11

E. L. McCaughan
1135 Hickory Tree Road

Being a tract out of the Job Badgley Survey, Abstract No. 74, said tract being a part of a 4.69 acre tract conveyed to Elton Luther McCaughan and wife, by Ora Alice Potter Soules and husband, by deed dated October 21, 1948, recorded in Volume 3050, page 393, Deed Records of Dallas County, Texas;
BEGINNING at a point in the West line of Hickory Tree Road, said point being the Northeast corner of said 4.69 acre tract;
THENCE South along the West line of Hickory Tree Road, 177.4 feet to a point for corner, said point being the Northeast corner of a tract conveyed to F. G. Hogan and wife, by Elton Luther McCaughan and wife, by deed dated February 7, 1955, recorded in Volume 4199, page 83, Deed Records of Dallas County, Texas;
THENCE West along the North line of said F. G. Hogan tract 225 feet to a point for corner, said point being the Northwest corner of said F. G. Hogan tract;
THENCE South along the West line of said F. G. Hogan tract, 100 feet to a point for corner, said point being the Southwest corner of said F. G. Hogan tract, said point also being in the South line of said 4.69 acre tract;
THENCE West along the South line of said 4.69 acre tract, 526 feet to a point for corner, said point being the Southwest corner of said 4.69 acre tract;
THENCE North 277.4 feet to a point for corner, said point being the Northwest corner of said 4.69 acre tract;
THENCE East along the North line of said 4.69 acre tract, 751 feet to the place of beginning.

ITEM #12

E. L. McCaughan
1135 Hickory Tree Road

Being a tract out of the Job Badgley Survey, Abstract No. 74. Said tract being a part of a 3 acre tract conveyed to Elton L. McCaughan and wife, by Jerry Lew Hardin and wife, by deed dated November 3, 1953, recorded in Volume 3948, page 90, Deed Records of Dallas County, Texas;

BEGINNING at a point in the West line of Hickory Tree Road, said point being the Southeast corner of said 3 acre tract, also being the most Northerly Northeast corner of tract No. 1 above.

THENCE West along the South line of said 3 acre tract, 751 feet to a point for corner, said point being the Southwest corner of said 3 acre tract, also being the Northwest corner of Tract No. 1 above;

THENCE North 174 feet to point for corner, said point being the Northwest corner of said 3 acre tract;

THENCE East along the North line of said 3 acre tract, 551 feet to a point for corner, said point being the Northwest corner of a tract of land conveyed to Rubie C. Crowe by Elton L. McCaughan and wife, by deed dated February 11, 1955, recorded in Volume 4199, page 85, Deed Records of Dallas County, Texas;

THENCE South along the West line of said Rubie C. Crowe tract, 75 feet past the southwest corner of same, in all 150 feet to a point for corner, said point being the Southwest corner of a tract conveyed to John Joseph Clark and wife, by Elton Luther McCaughan and wife, by deed dated February 22, 1957, recorded in Volume 4662, page 235, Deed Records of Dallas County, Texas;

THENCE East along South line of said John Joseph Clark tract, 200 feet to a point for corner in the West line of Hickory Tree Road;

THENCE South along the West line of Hickory Tree Road, 24 feet to the place of beginning.

ITEM #13

John Joseph Clark
1125 Hickory Tree Road

Being a 75 x 200 foot tract out of a three-acre tract of land out of the Job Badgley Survey, Abstract No. 74, said three acre tract being fully described in Deed from Jerry Law Hardin et ux to Elton L. McCaughan et ux, said deed filed for record in the office of the County Clerk of Dallas County, Texas, and the tract herein being fully described by metes and bounds as follows:

BEGINNING at a point on the West line of Hickory Tree Road, said point of beginning being 75 feet South of the Northeast corner of a three acre tract described above;

THENCE West parallel to the North line of said three acre tract, 200 feet to point for corner;

THENCE South parallel to the West line of Hickory Tree Road, 75 feet to point for corner;

THENCE East parallel to the North line of said three acre tract, 200 feet to point for corner in the West line of Hickory Tree Road;

THENCE North along the West line of Hickory Tree Road, 75 feet to the place of beginning.

ITEM #14

Rubie C. Crowe
1121 Hickory Tree Road

Being a 75 by 200 foot tract out of a three acre tract of land out of the Job Badgley Survey, Abstract No. 74, said three acre tract being fully described in Deed from Jerry Lew Hardin et ux, to Elton L. McCaughan et ux, said Deed filed for record in the office of the County Clerk of Dallas County, Texas; said tract being fully described by metes and bounds as follows:

BEGINNING at a point on the West line of Hickory Tree Road, said point of beginning being the Northeast corner of the said 3 acre tract above described;

THENCE West along the North line of said 3 acre tract, 200 feet to point for corner;

THENCE South parallel to the West line of Hickory Tree Road, 75 feet to point for corner;

THENCE East parallel to the North line of said 3 acre tract, 200 feet to point for corner in the West line of Hickory Tree Road;

THENCE North along the West line of Hickory Tree Road, 75 feet to the place of beginning.

ITEM #15

Jerry Lew Hardin
Hickory Tree Road

Being a tract of land out of the Job Badgley Survey, Abstract No. 74, being a part of a 50 acre tract conveyed to Jerry Lew Hardin and wife, by P. J. Simpson and wife, by deed dated March 10, 1950, recorded in Volume 3273, page 377, Deed Records of Dallas County, Texas;

BEGINNING at a point in the West line of Hickory Tree Road, said point being 174 feet North of the Southeast corner of said 50 acre tract;

THENCE North along the West line of Hickory Tree Road 584.1 feet to a point for corner, said point being the Southeast corner of a 20.071 acre tract conveyed to Melton Construction Co. by Jerry Lew Hardin and wife, by deed dated January 28, 1955, recorded in Volume 4196, page 273, Deed Records of Dallas County, Texas;

THENCE West along the South line of said 20.071 acre tract, 881.2 feet to a point for corner, said point being on the East line of a 14.543 acre tract conveyed to Melton Construction Co. by Jerry Lew Hardin, by deed dated May 3, 1954, recorded in Volume 4033, page 541, Deed Records of Dallas County, Texas;

THENCE South along the East line of said 14.543 acre tract, 584.7 feet to a point for corner, said point being the Northwest corner of a tract conveyed to Edwin White, by Jerry Lew Hardin and wife, by Deed dated June 19, 1959, recorded in Volume 5137, page 122, Deed Records of Dallas County, Texas;

THENCE East 888.1 feet to the place of beginning.

ITEM #16

Betty K. Duffer
Hickory Tree Road

Being a part of that certain 48.67 acre tract out of the Job
Badgley Survey, Abstract No. 74; Beginning at a point where the
South line of said 48.67 acre tract intersects the present West
line of Hickory Tree Road; Thence West along the South line of
said 48.67 acre tract, a distance of 455 feet to point for corner;
Thence North 105 feet to point for corner; Thence East and parallel
with the South line of said 48.67 acre tract, 455 feet to point
for corner, on the West boundary line of said Hickory Tree Road;
Thence South along the West line of Hickory Tree Road, 105 feet
to the place of beginning.

ITEM #17

W. H. Lester
Hickory Tree Road

All that certain property situated in the County of Dallas, State of Texas, described as follows, to-wit: Being a part of the Job ~~McNally~~ 205 acre Survey; Abstract No. 74, and being part of the tract of land conveyed by C. M. Carroll et ux to C. C. McNally by deed dated August 29, 1945, and recorded in Volume 2561, Page 625, Deed Records of Dallas County, Texas, and being more particularly described by metes and bounds as follows: Beginning at a point on the West line of Hickory Tree Road, 105 feet North of where the South line of the C. C. McNally tract intersects the West line of said Hickory Tree Road; Thence West parallel with and 105 feet from the South line of the C. C. McNally tract, 415 feet to point for corner in an East line of that certain tract conveyed by C. C. McNally et ux to Builders Clay Products Company, Inc. by Deed dated July 29, 1946, filed August 8, 1946 and recorded in the Deed Records of Dallas County, Texas; Thence North along said East line of said Builders Clay Products Company tract, 105 feet to point of corner, being an inside corner of said Builders Clay Products Company tract; Thence East along South line of said Builders Clay Products Company tract, 415 feet to point for corner on the West line of Hickory Tree Road; Thence South along the West line of said Hickory Tree Road, 105 feet to the place of beginning.

ITEM #18

Herbert Garon, Sr. and
S. H. Garonzik
Hickory Tree Road

Being a part of a 36.5 acre tract out of the Job Badgely Survey, Abstract No. 74, conveyed by C. M. Carroll to C. C. McNally on September 12, 1945, and recorded in Volume 2561, Page 636 of the Deed Records of Dallas County, Texas, and being more particularly described as follows, to wit: Beginning at a point in the centerline of Hickory Tree Road, the same being the dividing line between the said Badgely Survey and the McKinney & Williams Survey, Abstract No. 1031, said point also being 2012.2 feet, South, along the said centerline of road, from the North corner of said Badgely Survey; Thence West 455 feet to an iron pipe for corner; Thence South 210 feet to a point in the South line of said 36.5 acre tract; Thence West along the last said South line 1025.0 feet to an iron pipe for corner in the East line of said 36.5 acre tract; Thence North 4 degrees 05 min: East, along the said East line, 801.7 feet to an iron pipe for corner in the Northwest line of said Badgely Survey; Thence North 45 degrees East along the last said survey line, 198.0 feet to an iron pipe for corner; Thence East 1282.7 feet to a point in the centerline of said Hickory Tree Road; Thence South along the said centerline 733 feet to the place of beginning, and containing in all 28.91 acres of which 0.78 acres lies within the right-of-way of the said Hickory Tree Road, leaving a net acreage of 28.13 acres of land more or less.

ITEM #19

Mesquite Rodeo Corp.

Hickory Tree Road

All that certain lot, tract, or parcel of land lying and being situated in the County of Dallas, State of Texas; and being a part of the Job Badgley Survey, Abstract No. 74, and a part of the property conveyed by C. M. Carroll et ux to C. C. McNally, by deed dated August 29, 1945, recorded in Volume 2561, Page 636, Deed Records of Dallas County, Texas, said part being described as follows: Beginning at a point in Hickory Tree Road, said point being the North corner of said Job Badgley Survey, Abstract No. 74; Thence South 1279.2 feet along the East line of said Survey, to the Northeast corner of the property conveyed by C. C. McNally and wife to Builders Clay Products Company, Inc., by deed dated July 29, 1946, recorded in Volume 2704, Page 359, Deed Records of Dallas County, Texas; Thence West 1282.7 feet along the North line of said Builders Clay Products Company tract to a point in the Southeast line of the D. Tanner Survey, and the Northwest line of said Badgley Survey; Thence North 45 degrees East 1812.3 feet along the said Survey lines to the place of beginning, being approximately 17.64 acres.

ITEM #20

E. L. McCaughan
1220 Hickory Tree Road

Being a 55 x 160 foot tract out of the L. J. Sweet Survey, Abstract No. 1367 and being a part of a tract conveyed to Robert H. Kent, et ux by Deed dated September 19, 1957 as recorded in Volume 4772, page 285 of the Deed Records of Dallas County, Texas; BEGINNING at the Southwest corner of the said tract, said point being in the East line of Hickory Tree Road;
THENCE East 160 feet to point for corner, said point being 130 feet West of the Southeast corner of the Kent tract;
THENCE North parallel to Hickory Tree Road a distance of 55 feet to point for corner;
THENCE West 160 feet to a point in the East line of Hickory Tree Road;
THENCE South along the East line of Hickory Tree Road, a distance of 55 feet to the place of beginning.

Robert H. Kent
1216 Hickory Tree Road

I . #21

Being a tract out of the Levi J. Sweet Survey, Abstract 1367, said tract being a part of a tract conveyed to Robert H. Kent and wife, by Gilbert Easter and wife, by deed dated Sept. 19, 1957, recorded in vol. 4772, page 285, Deed Records of Dallas County, Texas.

BEGINNING at a point in the East line of Hickory Tree Road, said point being the Northwest corner of said Robert H. Kent tract;

THENCE East along the North line of said Robert H. Kent tract, 260 feet to a point for corner;

THENCE South 125 feet to a point for corner, said point being the Southeast corner of said Robert H. Kent tract;

THENCE West along the South line of said Robert H. Kent tract, 100 feet to a point for corner, said point being the Southeast corner of a tract conveyed to E. L. McCaughan and wife, by Robert H. Kent and wife, by deed dated March 19, 1959, recorded in vol. 5080, page 38, Deed Records of Dallas County, Texas;

THENCE North 55 feet to the Northeast corner of said E. L. McCaughan tract;

THENCE West 160 feet to a point in the East line of Hickory Tree Road;

THENCE North along the East line of Hickory Tree Road, 70 feet to the place of beginning.

ITEM #22

David F. Keeler
1206 Hickory Tree Road

Being part of the tract purchased by H. G. Berry et ux from M. C. Capps et ux as described in Volume 2293, page 249 of the Deed Records of Dallas County, Texas, being out of the Levi J. Sweet Survey, Abstract No. 1367, Dallas County, Texas;
BEGINNING 300 feet North of the Southwest corner of the above described tract;

THENCE East 260 feet to point for corner;

THENCE South 150 feet to point for corner;

THENCE West 260 feet to point for corner;

THENCE North 150 feet to the place of beginning and containing one acre of land, more or less, less however, a strip of land 25 feet in width along the entire South side of this tract has been dedicated to the County of Dallas for road purposes.

M. C. Capps
1209 Hickory Tree Road

ITEM #23

Being a part of the Levi J. Sweet Survey, Abstract #1367, being a part of a 40 acre tract conveyed to Sam T. Capps, by Mrs. Martha J. Cole, by deed dated Feb. 1, 1912, recorded in Volume 541, page 21, Deed Records of Dallas County, Texas;

BEGINNING at a point in the West line of said Levi J. Sweet Survey, said point being 928 feet South of the Northwest corner of said survey;

THENCE South 90 feet to a point for corner;

THENCE East 293 feet to a point for corner;

THENCE North 101 feet to a point for corner;

THENCE West 293 feet to the place of beginning, save and except any part of said tract now in Hickory Tree Road.

A. E. McGlaun
Hickory Tree Road

ITEM #24

All that certain lot, tract or parcel of land situated in Dallas County, Texas and being two tracts of land out of the Levi J. Sweet Survey, Abstract No. 1367, in Dallas County, Texas and being parts of that certain tract of land conveyed to Sam T. Capps by Martha J. Cole by deed recorded in Vol. 541 page 21 of the Deed Records of Dallas County, Texas and being described as follows:

TRACT NO. 1 BEGINNING at a point in the present East line of Hickory Tree Road 825.7 feet South and 40 ft. East from the Northwest corner of said M. C. Capps tract, and being 59 ft. South of the South line of a tract of land conveyed by M. C. Capps to G. C. Johnson et ux by deed recorded in Vol. 2626, page 58 of the Deed Records of Dallas County, Texas;

THENCE South with the present East line of Hickory Tree Road, 46.3 feet to an angle point in said line;

THENCE South 5 deg. 42'20" West with said East line of Hickory Tree Road 62.7 feet to a point for corner;

THENCE East 383.67 feet to a point for corner;

THENCE North 109 feet to a point for corner, which point is 59 feet South from the Southeast corner of said tract conveyed by Capps to Johnson;

THENCE West parallel with and 59 feet perpendicularly distance from the South line of said Johnson tract, 377.4 feet to the Place of beginning, containing 0.952 acres of land.

ITEM #25

G. T. Johnston
1130 Hickory Tree Rd.

Second Tract:

Being a part of the Levi J. Sweet Survey, Abstract No. 1367, said tract being a part of a tract conveyed to G. T. Johnston by M. C. Capps and wife, by deed dated May 31, 1953, recorded in Volume 4131, page 156, Deed Records of Dallas County, Texas; BEGINNING at a point in the East line of Hickory Tree Road, said point being the Southwest corner of said G. T. Johnston tract as described in the deed dated May 31, 1953; THENCE North along the East line of Hickory Tree Road, 59 feet to a point for corner, said point being the Southwest corner of Tract No. 1 described below; THENCE East 377.4 feet to a point for corner; THENCE South 59 feet to a point for corner; THENCE West 377.4 feet to the place of beginning.

ITEM #26

G. T. Johnston
1130 Hickory Tree Rd.

First Tract:

Being a part of the Levi J. Sweet Survey, Abstract No. 1367, said tract being a part of 1.75 acres conveyed to G. T. Johnston and wife, by M. C. Capps and wife, by deed dated November 1, 1943, recorded in Volume 2626, page 58, Deed Records of Dallas County, Texas; BEGINNING at a point in the East line of Hickory Tree Road, said point being the Southwest corner of said G. T. Johnston tract; THENCE North along the East line of Hickory Tree Road, 81 feet to a point for corner, said point being the Southwest corner of a tract conveyed to Grady and Lucille Johnston, by G. T. Johnston and wife, by deed dated October 2, 1954, recorded in Volume 4223, page 161, Deed Records of Dallas County, Texas; THENCE East along the South line of said Grady and Lucille Johnston tract, 185 feet to a point for corner, said point being the Southeast corner of said Grady and Lucille Johnston tract; THENCE North along the East line of said Grady and Lucille Johnston tract, 75 feet to the Northeast corner of same; THENCE East along the North line of the G. T. Johnston 1.75 acre tract, 192 feet to the Northeast corner of said G.T. Johnston tract; THENCE South 156 feet to a point for corner, said point being the Southeast corner of said G. T. Johnston 1.75 acre tract; THENCE West 377.4 feet to the place of beginning.

Grady and Lucille Johnston
Hickory Tree Road

ITEM #27

All that certain part of lot, tract or parcel of land described in deed from M. C. and Ethel Capps to G. T. Johnston and Mary Anna Johnston, dated Nov. 1, 1943 and of record in volume 2626 Deed Records of Dallas County, and on page 58 of said volume.
BEGINNING at the Northwest corner of said land;
THENCE South with the West line 75 feet;
THENCE East 185 feet to corner;
THENCE North 75 feet to North line;
THENCE West 185 feet to place of beginning.

Randall Kelley
1118 Hickory Tree Road

ITEM #28

Lot, tract or parcel of land, lying and being situated in Dallas County, Texas being out of the Levi J. Sweet survey, Abstract No. 1367, a part of the 40 acre tract of land purchased by Sam T. Capps, by deed dated Feb. 1st, 1912, from Martha J. Cole, and recorded in Vol. 541, page 21, Dallas County Deed Records:

BEGINNING at a point 376 feet South of the Northwest corner of the said Sweet survey in the West line;

THENCE East 417.4 feet to stake for corner;

THENCE South 234.7 feet to stake for corner, being the Southeast corner of the one fourth acre conveyed to grantors by M. C. Capps, and wife, by deed recorded in volume 2444, page 442, deed records of Dallas County, Texas;

THENCE West 417.4 feet to stake for corner, the S.W. corner of said one fourth acre;

THENCE North 234.7 feet to the place of beginning, containing $2\frac{1}{4}$ acres of land.

ITEM#29

Cora Whisenhunt
1022 Hickory Tree Road

Being a part of a 30 acre tract purchased from M. C. Capps by H. G. Berry by deed, dated July 23, 1941 and shown recorded in Volume 2293, Page 249 of the Deed Records of Dallas County, Texas, and being a part of the Levi J. Sweet Survey, Abstract No. 1367 and described by metes and bounds as follows:

BEGINNING at a point in the West line of said 30 acre tract, a distance of 248 feet South of the Northwest corner of the 30 acre tract conveyed to H. G. Berry by M. C. Capps, as above mentioned;

THENCE South along the West line of said Berry 30 acre tract conveyed to W. P. Mitchell by M. C. Capps by deed dated March 4, 1942;

THENCE East along said W. P. Mitchell's North line a distance of 386 feet to a point for corner;

THENCE North parallel to the West line of said Berry 30 acre tract a distance of 113 feet to a point for corner;

THENCE West parallel to the North line of said Mitchell's line a distance of 386 feet to the place of beginning, containing one acre of land and being the property described in a deed from C. A. Spears and Margie Spears, husband and wife, to Harry Lee Alford, dated July 15, 1948, recorded in Volume 3592, Page 267 of the Deed Records of Dallas County, Texas.

ITEM #30

Trustees of Fundamentalist
Baptist Church
Hickory Tree Road

Being a tract of land out of the Levi J. Sweet Survey, Abstract No. 1367, said tract being a part of a tract conveyed to Trustees of the Fundamentalist Baptist Church, by H. G. Berry and wife, by deed dated October 1, 1944, recorded in Volume 2580, page 130, Deed Records of Dallas County, Texas.

BEGINNING at a point at the intersection of the East line of Hickory Tree Road, and the South line of New Market Road;

THENCE South along the East line of Hickory Tree Road, 218 feet to a point for corner;

THENCE East 193 feet to a point for corner;

THENCE North 218 feet to a point for corner, said point being on the South line of New Market Road;

THENCE West along the South line of New Market Road, 193 feet to the place of beginning.

ITEM #31

Lester Smith
Hickory Tree Road

All that certain property situated in Dallas County, Texas, described as follows, to-wit: Being out of the McKinney and Williams Survey, Abstract No, 1031, and being more particularly described by notes and bounds as follows: Beginning in the center line of the New Market Road, 20 feet East of the Northwest corner of the L. J. West Survey, said point being in the East line of Hickory Tree Road; Thence North along the East line of said Hickory Tree Road, 1115 feet to the Southwest corner of a .34 of an acre conveyed by Euell King et ux to Wesley Lawson by deed dated March 8, 1941, and recorded in Volume 2300, Page 161, Deed Records, Dallas County, Texas; Thence East along the South line of said Lawson tract of land 150 feet to his Southeast corner, being the South line of the Dewey Adcock tract of land; Thence East along the South line of said Adcock tract 764 feet to stake for corner; Thence South parallel with the East line of said Hickory Tree Road, 1215 feet to stake in centerline of New Market Road; Thence West along the center of said Road, 914 feet to the place of beginning; and being the same land, including the part sold to Lawson as above-mentioned, conveyed by Dottie King et al to Euell King by Deed dated October 3, 1940, and recorded in Volume 2263, Page 571, Deed Records, Dallas County, Texas; Save and except, however, a small strip of land along the West side of the above land conveyed by Euell R. King et ux to County of Dallas, by deed dated April 9, 1945 and recorded in Volume 2558, Page 633, Deed Records, Dallas County, Texas, for road purposes; Save and except, however, that part in New Market Road, along the South side.

ITEM #32

Frank Mathew Kozlovsky
Hickory Tree Road

All that certain lot, tract or parcel of land situated in Dallas County, Texas, and being about two (2) miles Southwest of the Town of Mesquite, Texas, out of the McKinney and Williams Survey, Abstract No. 1031, more fully described as follows: Beginning at a stake in the East line of the Hickory Tree Road, and the South line of the Dewey Adcock Tract, said point being the Northwest corner of the 25.5 acre tract conveyed to Euell King on the 3rd day of October, 1940, by Dottie King Walker and Myrtle Armet; Thence East along the South line of the said Dewey Adcock Tract, 150 feet to a stake in fence line for corner; Thence South parallel with the Hickory Tree Road, 100 feet to a stake for corner; Thence West parallel with the South line of the said Dewey Adcock tract, 150 feet to stake for corner in the East line of the Hickory Tree Road; Thence North along the East line of the said Hickory Tree Road, 100 feet to the place of beginning and containing .34 of an acre of land, more or less, 1/2 and being the same property conveyed to the Grantors herein by deed, dated February 9, 1954, executed by Omer L. Johnson and Marian Johnson, recorded in Volume 3991, Page 482, Deed Records, Dallas County, Texas.

Rissie May Adcock
Hickory Tree Road

All that certain lot, tract or parcel of land lying and being situated in the County of Dallas, State of Texas, and more particularly described as follows:

Tract No. 1 - All that certain lot, tract or parcel of land lying and being situated in the County of Dallas, State of Texas, and more fully described as the North 12.7 acres out of 14.2 acres of land in the McKinney and Williams Survey, Abstract No. 1031, Dallas County, Texas, the whole tract of 14.2 acres being described as follows: Beginning at a point in the West line of said Survey, that is 901 feet South of the Northwest corner of same, a point in the center of the County Road; Thence East 2654 feet to the East line of said McKinney and Williams Survey; Thence South along said East line 233 feet to the beginning, and containing 14.2 acres of land; Being the same property described in Warranty Deed from Avil Crawford and Homer Crawford to J. Dewey Adcock, dated July 31, 1935, and recorded in Volume 1907, Page 534 of the Deed Records of Dallas County, Texas.

Tract No. 2 - All that certain lot, tract or parcel of land lying and being situated in the County of Dallas, State of Texas, and being described as 1.5 acres of land out of a 14.2 acre tract in the McKinney and Williams Survey, Abstract No. 1031, Dallas County, Texas, the whole tract of 14.2 acres being described as above Tract No. 1, except being the same property described in Warranty Deed from W. L. Gallipp et ux to Dewey Adcock et ux, dated August 21, 1935, and recorded in Volume 1924, Page 97, Deed Records of Dallas County, Texas.

Tract No. 3 - All that certain lot, tract or parcel of land lying and being situated in the County of Dallas and State of Texas, and more particularly described as follows: Beginning at a point in the West line of the McKinney and Williams Survey, Abstract No. 1031, Dallas County, Texas, that is 1134 feet South of its Northwest corner, a point in the center of the County Road; Thence East 2654 feet to the East line of said McKinney and Williams Survey; Thence South, along said East line 299 feet to the Northwest corner, the C. L. Bennett 73 acre tract; Thence West along the North line of said C. L. Bennett tract 2654 feet to its Northwest corner in the West line of said McKinney and Williams Survey, a point in the corner of the County Road; Thence North along said West line 299 feet to the point of beginning, and containing 18.5 acres of land.

ITEM #35

H. A. Duffer
Hickory Tree Road

All that certain lot, tract or parcel of land situated in Dallas County, Texas, and being 13.2 acres in the McKinney and Williams Survey, Abstract No. 1031 and being more fully described by metes and bounds as follows: Beginning at a point on the West boundary line of said Survey, 685 feet South of its Northwest corner in the center of a County Road; Thence East 2654 feet to a point in the East line of said Survey; Thence South along said East line 216 feet; Thence West 2654 feet to a point on the West boundary line of said Survey; Thence North with the West boundary line of said Survey, 216 feet to the place of beginning and being the same property conveyed to Auburn B. Childs et ux by deed from W. D. McNally et ux dated June 14, 1951, recorded in Volume 3527, Page 351 of the Deed Records, Dallas County, Texas; Subject to easement and right-of-way to City of Mesquite dated May 8, 1956, Deed Records of Dallas County, Texas, Volume 4492, Page 112.

ITEM #36

James Dewey Adcock
Hickory Tree Road

Tract 1 - All that certain lot, tract or parcel of land lying and being situated in the County of Dallas, State of Texas, and described as a tract of 16.2 acres in the McKinney and Williams Survey, Abstract No. 1031, Dallas County, Texas; Beginning at a point in the West line of said Survey that is 418 feet South of the Northwest corner of said Survey, a point in the center of a County Road; Thence East 2654 feet to the East line of said McKinney and Williams Survey; Thence South along said line 267 feet; Thence West 2654 feet to the West line of said Survey a point in said County Road; Thence North along same 267 feet to the point of beginning and containing 16.2 acres of land. Being the same property described in Warranty Deed from Avil Crawford to J. Dewey Adcock dated July 31, 1935, recorded in Volume 1987, Page 535, Deed Records of Dallas County, Texas.

Tract 2 - All that certain lot, tract or parcel of land lying and being situated in the County of Dallas, State of Texas, and described as a tract of 25.5 acres in the McKinney and Williams Survey, Abstract No. 1031, Dallas County, Texas; Beginning at the Northwest corner of said survey a stake in the center of the County Road; Thence East along the North line of said McKinney and Williams Survey 2654 feet to the Northeast corner of same; Thence South along the East line of said Survey 418 feet; Thence West 2654 feet to the West line of said Survey, a point in the center of the road; Thence North along said West line and said road 418 feet to the point of beginning; Being the same property described in Warranty Deed from Homer Crawford to J. Dewey Adcock dated July 31, 1935, recorded in Volume 1907, Page 536, Deed Records of Dallas County, Texas.

Pauline P. Read
Hickory Tree Road

ITEM #37

BEGINNING at a point the Southwest corner of the S. H. Miller Survey;
THENCE North 1172 feet to Northeast corner of the J. Badgley Survey;
THENCE North 45 degrees East 440 feet to a point in the South line of the Old Texas Interurban Railway;
THENCE Southeasterly direction along South line of the Old Texas Interurban Railway 1640.7 feet to a point in East line of S.H. Miller Survey being 720 feet South from the Northeast corner of said Survey;
THENCE South 755 feet to point in a Southeast corner of said Survey;
THENCE West 658 feet to the North West corner of D. S. Carver Survey;
THENCE South 658 feet to the Southwest corner of said D. S. Carver Survey; also being a Southeast corner of the S. H. Miller Survey;
THENCE West along South line of said S. H. Miller Survey 1319.44 feet to the place of beginning.

ITEM #38

Ella May Raney

Hickory Tree Road

Being a lot, tract or parcel of land situated in Dallas County, Texas, and being a part of the Daniel Tanner Survey, Abstract No. 1462; Beginning at the intersection of the Northwest line of S. H. Miller Survey, Abstract No. 947, with the South line of Military Expressway; Thence South 45 degrees West with the Northwest line of said S. H. Miller Survey, and along an old established fence line, 411.8 feet to a point for corner; in the East line of Hickory Tree Road; Thence North with the East line of Hickory Tree Road, and along a fence 278 feet to a point for corner; Thence North 47 degrees 11 minutes East with a fence line, 40.83 feet to a point for corner in the South line of Military Expressway; Thence South 86 degrees 48 minutes 30 seconds East with said line of Military Expressway and along a fence, 261.74 feet to the place of beginning and containing 1.0174 acres of land.