

ORDINANCE NO. 3062

AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS ABANDONING, WITH CERTAIN RESERVATIONS, THE REMAINING OLD GUS THOMASSON ROAD RIGHT OF WAY LOCATED AT THE INTERSECTION OF TOWNE CENTRE DRIVE AND FRANKLIN DRIVE IN THE TOWN EAST MALL ADDITION, AND AUTHORIZING THE MAYOR TO SIGN A QUITCLAIM DEED CONVEYING THE PROPERTY TO THE PROPERTY OWNERS OF RECORD OF LOT 1, BLOCK C OF THE ADDITION; AND PROVIDING AN EFFECTIVE DATE THEREOF

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS:

SECTION 1. That the remaining portion of Old Gus Thomasson Road right-of-way located in Lot 1 Block C of the Town East Mall Addition and described in Exhibit "A" attached hereto and detailed in Exhibit "B" attached hereto, shall be and the same is hereby abandoned, provided however, a portion of said right-of-way is retained as right-of-way for Towne Centre Drive as shown on Exhibit "B".

SECTION 2. That the Mayor of the City of Mesquite, Texas is hereby authorized to execute a Quitclaim Deed conveying the abandoned right-of-way to the property owners of record of Lot 1, Block C of the Town East Mall Addition, whereupon said right-of-way is located, Crown Texas Realty, Inc., Profit Sharing Plan, and Hunsaker Property Company Profit Sharing Plan.

SECTION 3. That the present ordinances of the City of Mesquite are inadequate to insure the orderly development of the City of Mesquite, requires that the right-of-way described herein be abandoned and creates an urgency and an emergency for the preservation of the public health, safety, and welfare and requires that this ordinance shall take effect immediately from and after its passage and publication of said ordinance, as the law in such cases provides.

DULY PASSED AND APPROVED by the City Council of the City of Mesquite, Texas, on the 23rd day of October, 1995.

Cathy Ray
Cathy Ray
Mayor

ATTEST:
Lynn Prugel
Lynn Prugel
City Secretary

APPROVED:
B.J. Smith
B.J. Smith
City Attorney

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EXHIBIT "A"
RIGHT-OF-WAY ABANDONMENT
FOR
OLD GUS THOMASSON ROAD
LOT 1, BLOCK C
TOWN EAST MALL ADDITION

BEING; a 3974 square foot tract of land located in Lot 1, Block C, of the Town East Mall Addition, an addition to the City of Mesquite according to plat recorded in Volume 86004, Page 1077, of the Deed Records of Dallas County, Texas (D.R.D.C.T.), and being a part of the 0.4353 Acre Tract referenced in the Condemnation recorded in Volume 67100, Page 1128 (D.R.D.C.T.), and being more particularly described as follows;

BEGINNING; at a 1/2 inch iron rod set for corner, said point being located on the southwest right-of-way line of Franklin Drive (80 foot R.O.W.), and the northeast line of Lot 1, Block C, and being S 29° 25' 25" E, a distance of 27.19 feet from the intersection of said southwest line with the south right-of-way line of Towne Centre Drive (60 foot R.O.W.);

THENCE; S 29° 25' 25" E, with the southwest line of Franklin Drive and the northeast line of Lot 1, Block C, a distance of 4.34 feet to a 5/8 inch iron rod found for corner, said point being the beginning of a tangent curve to the left;

THENCE; continuing with the said common line of Franklin Drive and Lot 1, Block C, and with said curve having a central angle of 10° 10' 39", a radius of 440.00 feet, a tangent length of 39.18 feet, a chord that bears S 34° 30' 45" E, a chord distance of 78.06 feet, and an arc distance of 78.16 feet to the end of said curve, a point for corner, said point being the beginning of a non-tangent compound curve to the left;

THENCE; leaving the said common line of Franklin Drive and Lot 1, Block C, and with said curve having a central angle of 34° 39' 44", a radius of 303.08 feet, a tangent length of 94.58 feet, a chord that bears N 75° 48' 54" W, a chord distance of 180.57 feet, and an arc distance of 183.35 feet along the southwest line of said 0.4353 Acre Condemnation Tract to the end of said curve, a point for corner, said point being located on the proposed south line of a right-of-way dedication for the aforementioned Towne Centre Drive;

THENCE; N 76° 42' 22" E, with the proposed south line of Towne Centre Drive, a distance of 7.35 feet to a 1/2 inch iron rod set for corner;

THENCE; N 72° 39' 27" E, continuing with said proposed south line, a distance of 104.02 feet to a 1/2 inch iron rod set for corner, said point being the west side of a proposed corner clip of the south line of Towne Centre Drive, and the aforementioned southwest line of Franklin Drive;

THENCE; S 68° 19' 21" E, with the proposed corner clip, a distance of 23.96 feet to the POINT OF BEGINNING, containing 3974 square feet of land, more or less.

NOTE: Basis of bearing for this instrument is the Town East Mall Addition Plat, as recorded in Volume 86004, Page 1077, of the Deed Records of Dallas County, Texas.

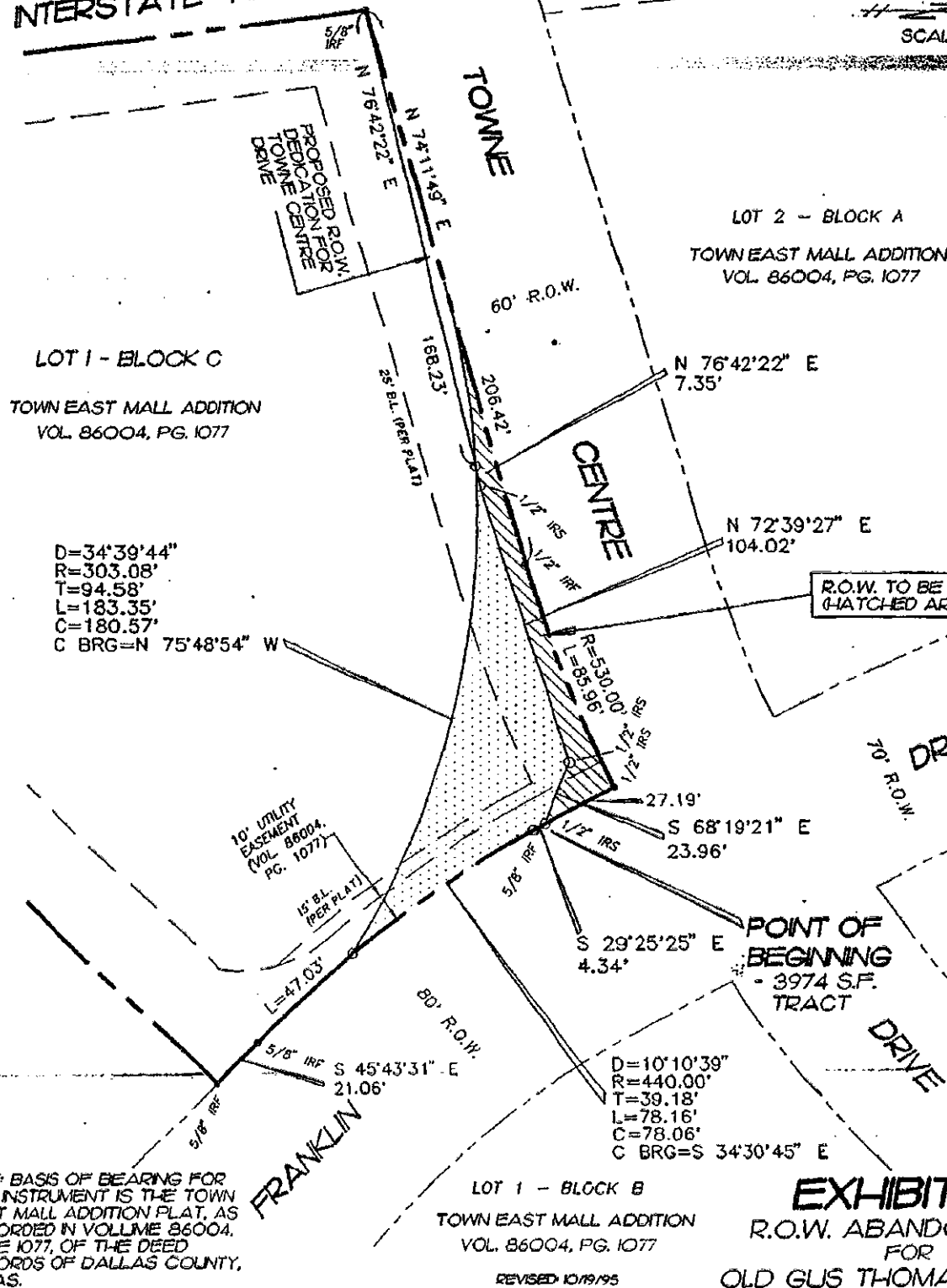
(VARIABLE WIDTH R.O.W.)
INTERSTATE HIGHWAY

NO. 635

10' UTILITY EASEMENT

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SCALE 1"=50'



R.O.W. TO BE RETAINED - (HATCHED AREA)

NOTE: BASIS OF BEARING FOR THIS INSTRUMENT IS THE TOWN EAST MALL ADDITION PLAT, AS RECORDED IN VOLUME 86004, PAGE 1077, OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS.

REVISED 10/19/95

NDM

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Dallas, Texas 75231 / Ph. (214) 739-4741

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