

ORDINANCE NO. 3506

AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, ANNEXING 98.39 ACRES OF LAND LOCATED WITHIN THE EXTRATERRITORIAL JURISDICTION OF THE CITY, GENERALLY LOCATED EAST OF THE INTERSECTION OF BERRY AND LAWSON ROADS IN DALLAS COUNTY AND ADJOINING THE PROPERTY KNOWN AS FALCON'S LAIR NORTH IN SOUTHEAST MESQUITE THUS EXTENDING THE BOUNDARY LIMITS OF SAID CITY OF MESQUITE, DALLAS COUNTY, TEXAS, PURSUANT TO PETITION OF THE OWNERS, GRANTING THE INHABITANTS OF THE AREA ALL RIGHTS AND PRIVILEGES OF OTHER CITIZENS OF THE CITY AND MAKING APPLICABLE TO SAID TERRITORY ALL OF THE ORDINANCES AND REGULATIONS OF SAID CITY; PROVIDING FOR A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City of Mesquite (the "City") has heretofore adopted a Home Rule Charter authorizing it to annex territory and extend the corporate limits of the City; and

WHEREAS, the owners of a land area consisting of a total of 98.39 acres located east of the intersection of Berry and Lawson Roads in Dallas County and adjoining the property known as Falcon's Lair North in southeast Mesquite have properly petitioned the City for annexation of such land; and

WHEREAS, such area of land is contiguous to the City and is within the extraterritorial jurisdiction of the City; and

WHEREAS, such area of land is one-half mile or less in width and is vacant and without residents; and

WHEREAS, the City Council of the City of Mesquite has concluded that said area of land should be annexed pursuant to Local Government Code § 43.028.

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

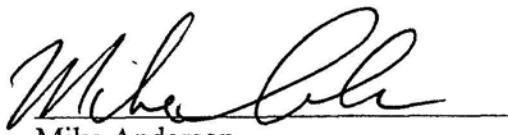
SECTION 1. That the property described in the attached Exhibit "A" Part 1 and Exhibit "A" Part 2, attached hereto and made a part of this ordinance for all purposes, is hereby annexed for all municipal purposes to the City of Mesquite, Dallas County, Texas, and the boundary limits of the City of Mesquite be and are hereby extended to include the territory described in Exhibit "A" Part 1 and Exhibit "A" Part 2 within the city limits of the City of Mesquite, and the same shall hereafter be included within the territorial limits of said City and residents of the area shall have the rights and privileges of other citizens of the City and all City of Mesquite ordinances, resolutions and regulations shall be applicable to the described territory.

SECTION 2. That should any portion of the territory described in Exhibit "A" Part 1 and Exhibit "A" Part 2 not be subject to legal annexation by the City of Mesquite, such fact shall not prevent the City from annexing such territory which is subject to legal annexation by the City, and it is the intention of the City of Mesquite to annex only such territory as may be legally annexed by it within the limits of the area.

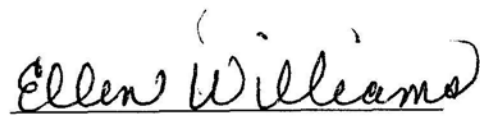
SECTION 3. That a certified copy of this ordinance and a copy of the petition requesting annexation of the territory will be filed in the office of the county clerk.

SECTION 4. That this ordinance shall take effect immediately upon its passage.

DULY PASSED AND APPROVED by the City Council of the City of Mesquite, Texas, on the 3rd day of June, 2002.


Mike Anderson
Mayor

ATTEST:


Ellen Williams
City Secretary

APPROVED:



B. J. Smith
City Attorney

EXHIBIT "A"

PROPERTY DESCRIPTION

BEING a 1.601 acre tract of land out of the James S. Ramsey Survey, Abstract No. 1189 and being part of Lot 2 of the partition of the Estate of J. M. Tolliver deed recorded in Volume 0, Page 242 of the Probate Minutes of Dallas County, Texas, said tract lying between two tracts of land, on the Westerly side a called 100.00 acre tract (Robin Ena Lardner, Betty Jane Hart, John Reed) as described in Volume 83235, Page 450 and on the Easterly side by Volume 92060, Page 3054 (Gibson's Outpost and Shooting Range, Inc.) in Dallas County, Texas, and being more particularly described as follows:

BEGINNING at a ½ inch iron rod found in the centerline of Lawson Road, said point being the common point of the two deeds of said Read and Gibson's Tract;

THENCE: S 48° 20' 08" E, 1563.07 feet, generally, with a wire fenced along the Westerly line of said Gibson's Tract to a ½ inch iron rod set in the high bank of the Trinity River;

THENCE: S 61° 26' 17" W, 94.82 feet along the high bank of the Trinity River to a ½ inch iron rod set in the Easterly line of said Read (100 acres) Tract;

THENCE: N 45° 00' 00" W, 1533.59 feet along the Easterly line of said Read Tract (100 acres) to the PLACE OF BEGINNING and containing 1.601 acres of land.

July 30, 1998



J. L. LANE
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 2509

Lane's Southwest Surveying, Inc.
2717 Motley Drive, Suite "B"
Mesquite, Texas 75150

Exhibit A

BEING a tract of land in part of the James S. Ramsay Survey, Abstract No. 1189 as described in Volume 83235, Page 450, Deed Records, Dallas County, Texas and being Lot One (1) of the portion of the Estate of J.M. Tolliver deed of record in Volume 0, Page 242 of the Probate Minutes of Dallas County, Texas and being more particularly described as follows:

BEGINNING at a 1/2 inch iron rod found in the Center line of Lawson Road (a proposed 110' ROW), point being 263.51 feet from its intersection with the Northerly ROW line of Berry Street (an existing 60' ROW), said point also being the Northerly corner of a called Tract I, 567.10 acre tract conveyed to Falcon's Lair, LP in Volume 97204, Page 2005, Deed Records, Dallas County, Texas;

THENCE S 45 degrees 00 minutes 00 seconds E, 2243.34 feet along the common line of Falcon's Lair Tract and generally along a fence to a 1/2 inch iron rod set at the high bank of the Trinity River for corner;

THENCE the following calls along the high bank of the Trinity River:

S 82 degrees 06 minutes 52 seconds E, 134.55 feet to a 1/2 inch iron rod set for corner;

S 52 degrees 55 minutes 42 seconds E, 145.16 feet to an angle point for corner;

S 51 degrees 37 minutes 40 seconds E, 101.65 feet to an angle point for corner;

S 59 degrees 59 minutes 30 seconds E, 141.33 feet to an angle point for corner;

S 71 degrees 39 minutes 54 seconds E, 169.57 feet to an angle point for corner;

S 67 degrees 51 minute 28 seconds E, 147.24 feet to an angle point for corner;

S 66 degrees 58 minutes 34 seconds E, 123.56 feet to an angle point for corner;

S 81 degrees 24 minutes 33 seconds E, 194.55 feet to an angle point for corner;

S 39 degrees 12 minutes 59 seconds E, 117.51 feet to an angle point for corner;

S 67 degrees 45 minutes 14 seconds E, 146.23 feet to an angle point for corner;

N 10 degrees 00 minutes 41 seconds E, 142.07 feet to an angle point for corner;

N 15 degrees 33 minutes 45 seconds E, 177.00 feet to an angle point for corner;

N 05 degrees 33 minutes 14 seconds E, 194.70 feet to an angle point for corner;

N 18 degrees 59 minutes 09 seconds E, 101.57 feet to an angle point for corner;

Exhibit A (Continued)

N 13 degrees 04 minutes 39 seconds E, 198.14 feet to an angle point for corner;
N 23 degrees 13 minutes 45 seconds W, 180.43 feet to an angle point for corner;
N 76 degrees 22 minutes 48 seconds W, 462.47 feet to an angle point for corner;
N 42 degrees 10 minutes 52 seconds W, 357.64 feet to an angle point for corner;
N 24 degrees 20 minutes 28 seconds W, 356.87 feet to an angle point for corner;
N 12 degrees 50 minutes 51 seconds W, 141.57 feet to an angle point for corner;
N 06 degrees 35 minutes 34 seconds E, 280.26 feet to a 1/2 inch iron rod set
for corner;
N 36 degrees 54 minutes 07 seconds E, 138.35 feet to a 1/2 inch iron rod set
for corner;

THENCE N 45 degrees 00 minutes 00 seconds W, 1533.59 feet to a found iron rod
with cap for corner in the center line of Lawson Road, point also being the
Westerly corner of a 31.76 acre tract conveyed to Gibson's Outpost and Shooting
Range, Inc., recorded in Volume 92060, Page 3084, Deed Records, Dallas County,
Texas;

THENCE S 45 degrees 00 minutes 00 seconds W, 1571.10 feet along the center line
of Lawson Road to the PLACE OF BEGINNING and containing 96.7903 acres of land.