

VG-364-2025-202500021927

Dallas County
John F. Warren
Dallas County Clerk

Instrument Number: 202500021927

Real Property Recordings

Recorded On: February 04, 2025 11:48 AM

Number of Pages: 6

" Examined and Charged as Follows: "

Total Recording: \$41.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

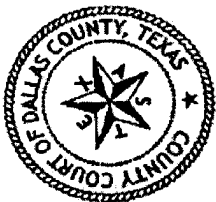
File Information:

Document Number: 202500021927
Receipt Number: 20250204000485
Recorded Date/Time: February 04, 2025 11:48 AM
User: Hilga R
Station: CC132.dal.ccdc

Record and Return To:

CITY SECRETARY - CITY OF MESQUITE
PO BOX 850137

MESQUITE TX 75185



STATE OF TEXAS

Dallas County

**I hereby certify that this Instrument was filed in the File Number sequence on the date/time
printed hereon, and was duly recorded in the Official Records of Dallas County, Texas**

John F. Warren
Dallas County Clerk
Dallas County, TX

RETURN TO: CITY SECRETARY
CITY OF MESQUITE
P.O. BOX 850137
MESQUITE, TX 75185-0137

ORDINANCE NO. 5151

AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, ABANDONING THE HOLLEY STREET RIGHT-OF-WAY BETWEEN BRYAN-BELT LINE ROAD AND SOUTH GALLOWAY AVENUE AND TRANSFERRING ALL INTERESTS IN THE RELATED REAL PROPERTY TO DALLAS COUNTY, TEXAS; AUTHORIZING THE CITY MANAGER TO TAKE ACTIONS NECESSARY TO COMPLETE THE ABANDONMENT AND TRANSFER; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR A SEVERABILITY CLAUSE; AND DECLARING AN EFFECTIVE DATE.

WHEREAS, Dallas County, Texas (“County”), has requested of the City of Mesquite, Texas (“City”), abandonment of the segment of Holley Street right-of-way between Bryan-Belt Line Road and South Galloway Avenue and transfer of all interests in said real property to the County (“Subject Property”), as more particularly described and depicted in Exhibit 1 hereto, incorporated herein by reference; and

WHEREAS, the County owns all the adjoining land to the north and south of the Subject Property; and

WHEREAS, the Director of Public Works or his designee has confirmed in writing that there are no remaining facilities located within the Subject Property and all franchise utility companies in the City do not object to the Subject Property being abandoned; and

WHEREAS, the Subject Property is no longer needed for public purposes and it is in the public interest of the City to abandon the Subject Property and transfer all interests in it to the County.

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

SECTION 1. The findings contained in the preamble of this ordinance are determined to be true and correct and are hereby adopted as part of this ordinance.

SECTION 2. The Subject Property, more fully described and depicted in Exhibit 1, shall be and the same is hereby abandoned.

SECTION 3. The City Manager is hereby authorized to take all actions necessary, if any, to complete abandonment of the Subject Property and transfer of all ownership interests in the Subject Property to the County upon such terms as determined by the City Manager.

SECTION 4. That all ordinances or portions thereof in conflict with the provisions of this ordinance, to the extent of such conflict, are hereby repealed. To the extent that such ordinances or portions thereof are not in conflict herewith, the same shall remain in full force and effect.

Public Works / Abandonment of Right of Way and Real Property Interests of Holley St. between
Bryan-Belt Line Rd. and S. Galloway Ave.
January 21, 2025
Page 2 of 2

SECTION 5. That should any word, sentence, clause, paragraph, or provision of this ordinance be held to be invalid or unconstitutional, the validity of the remaining provisions of this ordinance shall not be affected and shall remain in full force and effect.

SECTION 6. That the orderly development of the City of Mesquite requires the release and abandonment of the Subject Property described herein and 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 21st day of January 2025.

Signed by:

Daniel Aleman

D999585317D142B...

Daniel Alemán, Jr.
Mayor

ATTEST:

DocuSigned by:

Sonja Land

C2518095973F48A...

Sonja Land
City Secretary

APPROVED AS TO LEGAL FORM:

Signed by:

David L. Paschall

666E18891208434...

David L. Paschall
City Attorney

**STREET RIGHT-OF-WAY
ABANDONMENT**

Part of Holley Street
Woodfield Casteel Survey, Abstract No. 343
City of Mesquite, Dallas County, Texas

DESCRIPTION, of a 24,084 square foot (0.553 acre) tract of land situated in the Woodfield Casteel Survey, Abstract No. 343, City of Mesquite, Dallas County, Texas; said tract being adjacent to Lot 1, Block A, Fire Station No. 1 Addition, an addition to the City of Mesquite, Texas according to the plat recorded in Volume 2005140, Page 92 of the Deed Records of Dallas County, Texas; said street also being adjacent to that certain tract of land described in General Warranty Deed to City of Mesquite, Texas as "Tract II" recorded in Volume 99033, Page 4942 of said Deed Records; said 24,084 square foot tract of land being more particularly described as follows (bearing system for this survey is based on the State Plane Coordinate System, North American Datum of 1983 (2011), Texas North Central Zone 4202. Distances shown have been scaled by applying the TxDOT Dallas County surface adjustment factor of 1.000136506):

BEGINNING, at a 1/2-inch iron rod with "ARA 6671" cap found (controlling monument) in the east right-of-way line of South Galloway Avenue (a 60-foot right-of-way), the north right-of-way line of Holley Street (a variable width right-of-way) and being the southwest corner of said Lot 1;

THENCE, departing said east line of South Galloway Avenue along the south line of said Lot 1 and said north line of Holley Street, the following three (3) calls:

South 46 degrees, 14 minutes, 02 seconds East, a distance of 7.00 feet to a 1/2-inch iron rod with "RPLS" cap found for corner;

North 88 degrees, 11 minutes, 36 seconds East, a distance of 385.68 feet to a 1/2-inch iron rod with "RPLS 5305" cap found for corner;

North 43 degrees, 45 minutes, 58 seconds East, a distance of 7.14 feet to a "+" cut in concrete found (controlling monument) for corner; said point being in the west right-of-way line of Bryan-Beltline Avenue (a called 100-foot right-of-way) and being a southeast corner of said Lot 1;

THENCE, South 00 degrees, 22 minutes, 51 seconds East, along said west line of Bryan-Beltline Avenue and the east line of said Holley Street, a distance of 65.02 feet to a point for corner at the northeast corner of said "Tract II"; from said point a "+" cut in concrete found bears South 78 degrees, 13 minutes West, 1.0 feet;

THENCE, South 88 degrees, 11 minutes, 36 seconds West, departing said west line of Bryan-Beltline Avenue, along the south line of said Holley Street and along the north line of said "Tract II", a distance of 405.46 feet to a point for corner at the northwest corner of said "Tract II" and being in said east line of South Galloway Avenue; from said point a "+" cut in concrete found bears South 84 degrees, 14 minutes West, 1.2 feet;

STREET RIGHT-OF-WAY ABANDONMENT

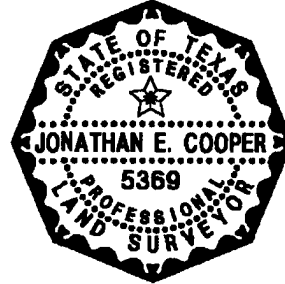
(Continued)

THENCE, North 08 degrees, 08 minutes, 33 seconds East, along said east line of South Galloway Avenue and the west line of said Holley Street, a distance of 65.99 feet to the **POINT OF BEGINNING**;

CONTAINING, 24,084 square feet or 0.553 acres of land, more or less.


Jonathan E. Cooper
Registered Professional Land Surveyor No. 5369
Pacheco Koch Consulting Engineers, Inc.
7557 Rambler Road, Suite 1400, Dallas, Texas 75206
(972)-235-3031
Texas Reg. Surveying Firm LS-100080-00

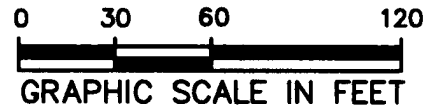
02-28-2023 Date



5191-21.725-STREET RIGHT-OF-WAY ABANDONMENT.doc
5191-21.725-ABANDONMENT.dwg jan

BRYAN - BELTLINE AVENUE

(CALLED 100' RIGHT-OF-WAY)



LEGEND	
---	PROPERTY LINE
---	EASEMENT LINE
○	POINT FOR CORNER (UNLESS OTHERWISE NOTED)
(C.M.)	- CONTROLLING MONUMENT
PFC	- POINT FOR CORNER
VOL	- VOLUME
PG	- PAGE
D.R.D.C.T.	- DEED RECORDS DALLAS COUNTY TEXAS
P.O.B.	- POINT OF BEGINNING

LOT 1, BLOCK A
FIRE STATION NO. 1 ADDITION
(VOL. 2005140, PG. 92)
(D.R.D.C.T.)

TRACT "I"
CITY OF MESQUITE, TEXAS
(VOL. 99033, PG. 4942)
(D.R.D.C.T.)

TRACT "II"
CITY OF MESQUITE, TEXAS
(VOL. 99033, PG. 4942)
(D.R.D.C.T.)

LINE TABLE		
LINE	BEARING	LENGTH
L1	S 46°14'02" E	7.00'
L2	N 43°45'58" E	7.14'
L3	S 00°22'51" E	65.02'
L4	N 08°08'33" E	65.99'

NOTES:

- A metes and bounds description of even survey date herewith accompanies this plat of survey.
- Bearing system for this survey is based on the State Plane Coordinate System, North American Datum of 1983 (2011), Texas North Central Zone 4202. Distances shown have been scaled by applying the TxDOT Dallas County surface adjustment factor of 1.000136506.

STREET RIGHT-OF-WAY
ABANDONMENT
24,084 SF
(0.553 ACRES)

1/2-INCH IRON ROD
W/RPLS" CAP
FOUND

P.O.B.

1/2-INCH IRON ROD
W/ARA 8871" CAP
FOUND (C.M.)

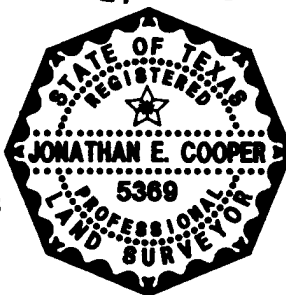
PFC
("+" CUT IN CONCRETE
FOUND BEARS:
S 84° 14' W - 1.2')

172.63'

The undersigned, Registered Professional Land Surveyor, hereby certifies that this plat of survey accurately sets out the metes and bounds of the street right-of-way abandonment tract described.

Jonathan E. Cooper
Registered Professional
Land Surveyor No. 5369

02-28-2023
Date



**S. GALLOWAY
AVENUE**
(60' RIGHT-OF-WAY)

STREET RIGHT-OF-WAY ABANDONMENT

LOCATED IN THE CITY OF MESQUITE, TEXAS
AND BEING OUT OF THE
WOODFIELD CASTLE SURVEY, ABSTRACT NO. 343
CITY OF MESQUITE, DALLAS COUNTY, TEXAS
PAGE 3 OF 3

Pacheco Koch

7557 RAMBLER ROAD SUITE 1400
DALLAS, TX 75231 972.235.3031
TX REG. ENGINEERING FIRM F-488
TX REG. SURVEYING FIRM LS-10008000

DRAWN BY	CHECKED BY	SCALE	DATE	JOB NUMBER
JAN	MWW/JEC	1"=60'	FEB. 2023	5191-21.725