

0093

RESOLUTION NO. 25-87

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, IN FAVOR OF THE ABANDONMENT OF A PORTION OF AN EXISTING EASEMENT HELD BY THE STATE, AND GUARANTEEING THE MAINTENANCE OF ADDITIONAL DRAINAGE EASEMENT TO BE PROVIDED TO THE STATE.

WHEREAS, Bellamah Community Development, a New Mexico general partnership is the owner of certain real property within the City limits of the City of Mesquite; and

WHEREAS, Bellamah Community Development proposes to dedicate additional property to the State of Texas for a drainage channel easement on said property in return for the partial abandonment of an existing drainage easement on said property; and

WHEREAS, the City Council finds that it is in the public interest that the exchange of property subject to drainage easements be made, and that the property on which the existing easement is to be abandoned by the State is not needed for any public purpose; now, therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS:

Section 1: The proposed release by the State of Texas of a portion of an existing drainage easement on property owned by Bellamah Community Development (more particularly described as shown in Exhibit A attached hereto for all purposes) in exchange for the granting of a replacement easement by Bellamah Community Development (more particularly described as shown in Exhibit B attached hereto for all purposes) for a drainage channel is hereby approved.

Section 2: That a mechanism has been set up through the City of Mesquite that will assure the maintenance and drainage responsibilities for the proposed drainage channel, and the City of Mesquite guarantees the drainage and maintenance liabilities of the State's facilities.

Section 3: That this resolution shall take effect immediately from and after its passage.

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DULY RESOLVED by the City Council of the City of Mesquite,
Texas, on this the 20th day of July, A.D., 1987.

George A. Venner, Sr.
George A. Venner, Sr.
Mayor

ATTEST:

Lynn Prugel
Lynn Prugel
City Secretary

APPROVED:

Jonathan Graham
Jonathan Graham
City Attorney

EXHIBIT A

C0095

BEING a tract of land situated in the Daniel Tanner Survey, Abstract No. 1462, in the City of Mesquite, Dallas County, Texas, and being part of the 739.218 acre tract of land described as "Tract No. 1" in the deed to the Caroline Hunt Trust Estate recorded in Volume 5122, Page 195, Deed Records of Dallas County, Texas (D.R.D.C.T.), and being more particularly described as follows:

BEGINNING at a point located on the west right-of-way line of Interstate 635 (variable R.O.W.), said point being located N 05° 38' 33" W, a distance of 1137.34 feet from the Southwest corner of a 31.804 acre tract conveyed to the State of Texas by Judgment CA No. CC 66-4516-d which is recorded in Volume 67089, Page 479, D.R.D.C.T., said Southwest corner of the 31.804 acre tract also being located in the North right-of-way line of the Texas and Pacific Railroad and in the South line of the 739.218 acre Hunt tract;

THENCE, N 81° 34' 53" W, a distance of 48.58 feet to a point for corner, said point being the beginning of a curve to the right whose center bears N 08° 25' 07" E, a distance of 130.00 feet;

THENCE, Northwesterly along said curve to the right with a central angle of 19° 15' 24", an arc distance of 43.69 feet to the end of curve, a point for corner;

THENCE, N 62° 19' 28" W, a distance of 124.07 feet to a point for corner, said point being the beginning of a curve to the right whose center bears N 27° 40' 32" E, a distance of 230.00 feet.

THENCE, Northwesterly along said curve to the right with a central angle of 39° 03' 06", an arc distance of 156.76 feet to the end of curve, a point for corner;

THENCE, N 23° 16' 22" W, a distance of 125.50 feet to a point for corner;

THENCE, S 66° 43' 38" W, a distance of 136.29 feet to a point for corner;

THENCE, N 12° 51' 23" W, a distance of 121.56 feet to a point for corner;

THENCE, N 77° 08' 37" E, a distance of 210.00 feet to a point for corner;

THENCE, S 12° 51' 23" E, a distance of 186.69 feet to a point for corner, said point being the beginning of a curve to the left whose center bears N 77° 08' 37" E, a distance of 325.00 feet;

THENCE, Southeasterly along said curve to the left with a central angle of 15° 55' 10", an arc distance of 90.30 feet to the end of curve, a point for corner;

THENCE, N 86° 54' 37" E, a distance of 179.19 feet to a point for corner.

6006

THENCE, N 05° 29' 21" E, a distance of 282.12 feet to a point for corner, said point being located on the said West R.O.W. line of Interstate 635;

THENCE, S 01° 42' 38" E, with the West right-of-way line of Interstate 635, a distance of 323.22 feet to an angle point for corner;

THENCE, S 05° 38' 33" E, continuing with the West right-of-way line of Interstate 635, a distance of 119.54 feet to the POINT OF BEGINNING, and containing 65,278 square feet or 1.4986 acres of land, more or less.

BEING a tract of land situated in the Daniel Tanner Survey, Abstract No. 1462, in the City of Mesquite, Dallas County, Texas, and being part of the 739.210 acre tract of land described as "Tract No. 1" in the deed to the Caroline Hunt Trust Estate recorded in Volume 5122, Page 195, Deed Records of Dallas County, Texas (D.R.D.C.T.), and being more particularly described as follows:

BEGINNING at a point located on the West right-of-way line of Interstate 635 (variable R.O.W.), said point being located N 05° 38' 33" W, a distance of 859.00 feet from the Southwest corner of a 31.804 acre tract conveyed to the State of Texas by Judgement CA No. CC-66-4516-d which is recorded in Volume 67089, Page 479, D.R.D.C.T., said Southwest corner of the 31.804 acre tract also being located in the North right-of-way line of the Texas and Pacific Railroad and in the South line of the 739.210 acre Hunt tract:

THENCE, N 81° 34' 53" W, leaving the West R.O.W. line of Interstate 635, a distance of 118.21 feet to a point for corner, said point being the beginning of a curve to the right whose center bears N 08° 25' 07" E, a distance of 400.00 feet;

THENCE, Northwestery along said curve to the right with a central angle of 19° 15' 24", an arc distance of 134.44 feet to the end of curve, a point for corner.

THENCE, N 62° 19' 20" W, a distance of 124.07 feet to a point for corner, said point being the beginning of a curve to the right whose center bears N 27° 40' 32" E, a distance of 500.00 feet.

THENCE, Northwestery along said curve to the right with a central angle of 39° 03' 08", an arc distance of 340.79 feet to the end of curve, a point for corner.

THENCE, N 23° 16' 22" W, a distance of 125.50 feet to a point for corner;

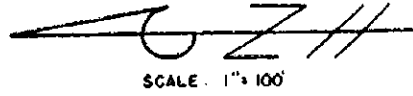
THENCE, N 66° 43' 30" E, a distance of 133.71 feet to a point for corner;

THENCE, S 12° 51' 23" E, a distance of 65.13 feet to a point for corner, said point being the beginning of a curve to the left whose center bears N 77° 08' 37" E, a distance of 535.00 feet.

THENCE, Southeastery along said curve to the left with a central angle of 73° 22' 03", an arc distance of 685.07 feet to the end of curve, a point for corner, said point also being located on the said West R.O.W. line of Interstate 635;

THENCE, S 05° 30' 33" E, with the West R.O.W. line of Interstate 635, a distance of 51.40 feet to the POINT OF BEGINNING, and containing 65,340 square feet or 1.5000 acres of land, more or less.

60098



SCALE: 1" = 100'

