

**Notice of Public Hearing
of Contemplated Annexation
Case No. AX-22-010**

Notice is hereby given that public hearings will be held by the City Council of the City of Fort Worth, Texas, in the Council Chamber, second floor of the Municipal Office Building, 200 Texas Street, Fort Worth, Texas, at 10:00 a.m. on January 31, 2023.

Being a 61.437 acre tract of land situated in the P.M. Smith survey, abstract no. 1170, Denton County, Texas, and being all of that tract of land described to Double Eagle TC LLC, by deed recorded in County Clerk file no. 2022-76698, Real Property Records, Denton County, Texas, and being all of those tracts of land described to the City of Fort Worth by deeds recorded in County Clerk file no. 2006-118142 and County Clerk file no. 2006-118144 of same records, and being a portion of a tract of land described to the State of Texas by deed recorded in volume 279, page 205 of same records, and being more particularly described by metes and bounds as follows:

BEGINNING at an x-cut found in concrete on the Westerly right-of-way line of Farm-To-Market Road 156 (a variable width right-of-way), same being the Southeast corner of Lot 1, Block 1 of the Wilson Addition, an addition to the city of Fort Worth, Denton County, Texas by plat recorded in County Clerk file no. 2020-191. Plat records, Denton County, Texas;

THENCE North 00°27'40" East, with the West line of said Double Eagle TH tract, passing at a distance of 1563.44 feet a 5/8-inch iron rod found for the Northeast corner of said Lot 1, and continuing in all a total distance of 2,259.76 feet to a 1/2-inch iron rod with cap stamped "RPLS 2010" found for the Northwest corner of said Double Eagle TH tract;

THENCE South 89°37'45" East, with the North line of said Double Eagle TH tract, a distance of 1,086.26 feet to a 5/8-inch iron rod found for the Northeast corner of same tract;

THENCE South 12°39'13" West, with the East line of said Double Eagle TH tract, a distance of 397.69 feet to a monument with aluminum disk (TXDOT) found;

THENCE South 12°56'48" West, continuing with the East line of said Double Eagle TH tract, a distance of 394.72 feet to a monument with aluminum disk (TXDOT) found for a reentrant corner of same tract and the Southwest corner of a tract of land described to James M. Judge by deed recorded in volume 600, page 6 of said Real Property Records;

THENCE North 89°38'07" East, with the South line of said judge tract, a distance of 509.11 feet to a concrete monument (TXDOT) found on said Westerly right-of-way line and the Northwest corner of said City of Fort Worth tract by deed recorded in County Clerks file no. 2006-118142;

THENCE North 89°39'31" East, with the North line of said City of Fort Worth tract, passing the Northeast corner of same tract at a distance of 72.77 feet and continuing across said State of Texas tract for a total distance of 218.06 feet to the West line of a tract of land described to WPRR L.P. By deed recorded in County Clerk file no. 2017-121722 of said Real Property Records, same being the beginning of a curve to the right, having a radius of 5679.58 feet and a chord that bears South 20°57'10" West, 538.45 feet;

THENCE with said curve to the right and the East line of said State of Texas tract, through a central angle of 5°26'02", an arc-distance of 538.65 feet to the beginning of a curve to the right, having a radius of 2403.41 feet and a chord that bears South 50°39'19" West, 1895.08 feet;

THENCE over and across said State of Texas tract and with said curve to the right, passing a concrete monument found (TXDOT) at an arc-distance of 620.34 feet and continuing with the South line of said City of Fort Worth

tract by deed recorded in County Clerk's file no. 2006-118144, through a central angle of $46^{\circ}26'18''$, an arc-distance of 1947.96 feet to a 5/8-inch iron rod found for the Southwest corner of said City of Fort Worth tract;

THENCE North $00^{\circ}32'36''$ East, a distance of 219.77 feet to the **POINT OF BEGINNING** and containing a calculated area of 61.437 acres (2,676,177 sq. Feet) of land.

Basis of bearing is grid North, Texas state plane coordinate system, North central zone, nad83 (2011) epoch 2010, as determined by GPS observations.

Persons interested in the annexation will be given the opportunity to be heard.