

STATE OF TEXAS § FM 156 @ Industrial Boulevard Project
COUNTY OF TARRANT § Parcel # 1

I. Background

II. Agreement

Donor acknowledges that Donor has been informed of its right to an appraisal of the Property by a qualified appraiser and hereby waives such right. ()

III. Representations and Warranties

- A. The Donor represents and warrants that it has unrestricted fee ownership and use of the Property and that by signing the Dedication Deed it is forever relinquishing and transferring all rights and interest in and to the Property to the City.
- B. Donor acknowledges that it has been fully informed of Donor's right to receive just compensation for the Property.
- C. Donor acknowledges that nothing contained in this Agreement shall be a limitation of any type on the divestment of interest by Donor to the City.

- D. Donor acknowledges that there is no official relationship between the Donor and the City.
- E. Donor acknowledges that it will receive no benefit as a result of the donation of the Property beyond the improved accessibility of FM 156 @ Industrial Boulevard.
- F. Donor is not the subject of City regulation or oversight or interested in or likely to become interested in any contract, purchase, payment, or claim with or against the City.
- G. The City determines that acceptance of the donation will provide a significant public benefit and such acceptance does not influence or appear to influence the City in the performance of its duties.
- H. Donor acknowledges that City's acceptance of the donation does not bind the City to a course of action or promise of performance.
- I. The City neither approves nor is responsible for any representations made by the Donor for tax purposes.
- J. Donor acknowledges that the City will act in reliance of and in consideration of the promises made by the Donor in this agreement.
- K. Donor acknowledges that this agreement is public information and will be furnished to a requestor pursuant to Chapter 552 of the Texas Government Code.

IV. Hold Harmless

The Donor shall save and hold harmless the City and its officers and employees from any and all claims and liability due to any intentional or negligent actions that are caused by or result from error, omission, or negligent act of the Donor or of any person employed by the Donor. The Donor shall also save harmless the City from any and all expense, including, but not limited to, attorney fees that may be incurred by the City in litigation or otherwise resisting the claim or liabilities that may be imposed on the City as a result of such activities by the Donor, its agents, or employees.

V. Warranty of Use

Donor represents and warranties to the City that Donor has no knowledge of any current or former use, generation, storage, or disposal of any hazardous material on or under the Property currently or previously in violation of any federal, state, or local governmental law or rule. Donor represents to the City that the Whole Property is being used for a gas station. Donor represents and warranties to the City that Donor has no knowledge of the Property being used for, an auto shop or dry cleaning service, and has no knowledge of the presence of asbestos material on the Property, and has not received any notice of any action or proceeding relating to any hazardous materials or any release thereof on, in, under or about the Property.

IV. Costs

- A. The City, without cost to Donor, shall pay the cost of recording all instruments conveying the Property to the City, and the City may, but is not obligated to, purchase an owner's title policy at the City's expense.

- B. Donor will be reimbursed for any fair and reasonable incidental expenses necessarily incurred in transferring the Property for use by the City. Expenses eligible for reimbursement may include recording fees, transfer taxes and similar expenses incidental to conveying the Property to the City. Voluntary unnecessary expenses or expenses incurred in clearing questionable title will not be eligible for reimbursement. Eligible incidental expenses will be reimbursed upon submission of a claim supported by receipted bills or other evidence of actual expenses incurred. Donor may file a written request for review if Donor believes that the City failed to properly determine the eligibility for or the amount of incidental expenses to be reimbursed. There is no standard form on which to request a review of a claim; however, the request for review must be filed with the City within six months after Donor is notified of the City's determination on any claim for reimbursement.

VI. Termination/Withdrawal

If Donor withdraws from this agreement, in writing, before it is executed by the City, such withdrawal shall extinguish all rights, duties, obligations and liabilities of the City and the Donor under this agreement.

VII. Sole Agreement

This Donation Agreement and Dedication Deed with Survey from Donor to the City constitute the only promises, consideration and conditions of this conveyance, and no other promises, consideration or conditions have been signified or implied.

VIII. Notices

All notices to either party by the other party will be delivered personally or sent by U.S. Mail, postage prepaid to the following addresses:

DONOR
Fuel City Saginaw LLC
Attn: Mark Dietz
6315 Lakehurst Ave.
Dallas, TX 75230

CITY
City of Saginaw, Texas
Attn: City Manager
P.O. Box 79070
Saginaw, Texas 76179

IX. Exhibits

- A. Property Location Map or Survey
- B. Dedication Deed

The City and Donor may execute multiple counterparts of this Agreement, which shall become effective on the last date executed as shown below.

DONOR:

FUEL CITY SAGINAW LLC, A TEXAS LIMITED LIABILITY COMPANY

By: 

Mark Dietz

Printed Name

Vice President

Title

2-09-2023

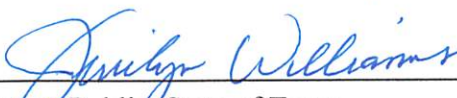
Date

******* ACKNOWLEDGEMENT *******

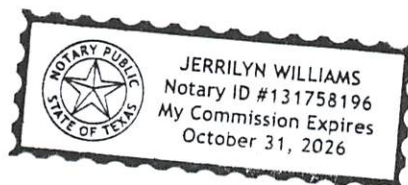
STATE OF TEXAS §
COUNTY OF DALLAS §

Before me, the undersigned authority, on this day personally appeared Mark Dietz, a person either known to me or proved to me through legal identification to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same in the capacities represented and for the purposes and consideration therein expressed.

Given under my hand and seal of office this 9th day of February, 2023.


Notary Public, State of Texas

(Seal and Expiration)



CITY:

CITY OF SAGINAW, TEXAS

By: _____

Printed Name

Title

Date

******* ACKNOWLEDGEMENT *******

STATE OF TEXAS §
 §
COUNTY OF TARRANT §

Before me, the undersigned authority, on this day personally appeared _____, a person either known to me or proved to me through legal identification to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same in the capacities represented and for the purposes and consideration therein expressed.

Given under my hand and seal of office this ____ day of _____, 2023.

Notary Public, State of Texas

(Seal and Expiration)

EXHIBIT "A"

Page 1 of 4
February 8, 2023

Legal Description

BEING 3,657 square feet (0.0839 acres) of land, more or less, situated in Tarrant County, Texas, in the David Cook Survey, Abstract Number 345, and being a portion of that called 8.731 acre tract of land described by Special Warranty Deed executed September 30, 2016 to Fuel City Saginaw LLC, recorded in Document Number D216232245, Official Public Records, Tarrant County, Texas (O.P.R.T.C.T.), said Fuel City tract also being known as that called 8.538 acre Block 1, Lot 1, Triad Addition, according to the map or plat effective May 2, 1996, recorded in Cabinet A, Page 2958, O.P.R.T.C.T., and being further described by metes and bounds as follows:

COMMENCING at a 5/8 inch iron rod found being the southwest corner of said Lot 1 and the southeast corner of a called 7.292 acre tract described as Block 1, Lot 2 in said plat, in the south line of a 5 foot permanent right-of-way easement described to City of Saginaw, recorded in Document Number D217112653, O.P.R.T.C.T. from which a 1/2 inch iron rod with cap stamped DEOTTE found, being the northwest corner of said Lot 1 and the northeast corner of said Lot 2, in the south right-of-way line of Triad Boulevard, a private 60 foot right-of-way, also known as Block 6, Lot 1 of said plat, bears North 00° 37' 30" West, a distance of 548.56 feet;

THENCE North 89° 32' 30" East, along the common south line of said Lot 1 and the south line of said permanent right-of-way easement, a distance of 331.47 feet to a point;

THENCE North 00° 27' 30" West, across said Lot 1 and said permanent right-of-way easement, a distance of 5.00 feet to a Magnail with shiner stamped "COBBFENDLEY BOUNDARY" set in the north right-of-way line of Industrial Avenue, a variable width right-of-way, no deed of record found, and being the **POINT OF BEGINNING** having surface coordinates of North 6,994,223.38 and East 2,323,634.08 and being the southwest corner of herein described tract;

- 1) **THENCE** North 00° 27' 30" West, across said Lot 1 and along a west line of herein described tract, a distance of 9.00 feet to a Magnail with shiner stamped "COBBFENDLEY BOUNDARY" set, being a northwest corner of herein described tract;
- 2) **THENCE** North 89° 32' 30" East, continuing across said Lot 1 and along a north line of herein described tract, a distance of 332.21 feet to a 5/8 inch iron rod with cap stamped "COBB FENDLEY & ASSOCIATES" set, being the beginning of a non-tangent curve to the left;
- 3) **THENCE** along said non-tangent curve to the left, continuing across said Lot 1 and along a north line of herein described tract, an arc distance of 18.75 feet, through a central angle of 14° 31' 03", a radius of 74.00 feet, and a long chord which bears North 63° 08' 59" East, a chord distance of 18.70 feet to a 5/8 inch iron rod with cap stamped "COBB FENDLEY & ASSOCIATES" set for an entrant corner of herein described tract;
- 4) **THENCE** North 01° 01' 10" West, continuing across said Lot 1 and along a west line of herein described tract, a distance of 21.27 feet to a 5/8 inch iron rod with cap stamped "COBB FENDLEY & ASSOCIATES" set, being a northwest corner of herein described tract;

EXHIBIT "A"

Page 2 of 4
February 8, 2023

Legal Description

- 5) **THENCE** North 43° 58' 50" East, continuing across said Lot 1 and along a north line of herein described tract, a distance of 14.88 feet to a 5/8 inch iron rod with cap stamped "COBB FENDLEY & ASSOCIATES" set in the common east line of said Lot 1 and the west right-of-way line of Farm to Market 156 (FM 156), also known as Blue Mound Road, a variable width right-of-way, being the northeast corner of herein described tract;
- 6) **THENCE** South 00° 34' 11" East, along the common east line of said Lot 1, said west right-of-way line of FM 156, and the east line of herein described tract, a distance of 49.21 feet to a 5/8 inch iron rod with cap stamped "COBB FENDLEY & ASSOCIATES" set at the intersection of said west right-of-way line of FM 156 and the said north right-of-way line of Industrial Avenue, being the northeast corner of said permanent right-of-way easement and the southeast corner of herein described tract;
- 7) **THENCE** South 89° 32' 30" West, across said Lot 1 and along the common north line of said permanent right-of-way easement and said north right-of-way line of Industrial Avenue, a distance of 359.27 feet to the **POINT OF BEGINNING** and containing 3,657 square feet (0.0839 acres) of land, more or less.

EXHIBIT "A"

Page 3 of 4
February 8, 2023

Legal Description

Note: Bearings shown herein are referenced to the Texas Coordinate System of 1983, North Central Zone (4202), and are based upon the North American Datum of 1983 (NAD 83), 2011 Adjustment, Epoch 2010.

Note: All distances and coordinates shown herein are U.S. Survey Feet adjusted to Surface, unless noted otherwise, using a Surface Adjustment Factor of 1.00012.
(Grid Northing & Grid Easting x 1.00012 = Surface) origin 0,0.

Note: This written description is accompanied by a survey plat which covers the identical parcel that is shown herein, signed and sealed on even date herewith and is hereby made a part of this document.

Note: Field surveys were performed in October of 2021. Monumentation was set in February of 2023.

I, Jeffrey L. Fansler, a Registered Professional Land Surveyor in the State of Texas, do hereby certify that this written description and accompanying plat of even survey date represents an actual survey made on the ground under my supervision.

 2023-02-08

Jeffrey L. Fansler
Texas Registered Professional Land Surveyor #4348
TBPELS Land Surveying Firm No. 10046700
Cobb, Fendley and Associates, Inc.
One Ridgmar Centre
6500 West Freeway, Suite 300
Fort Worth, Texas 76116
Phone: 817.445.1016 Fax: 817.445.1017

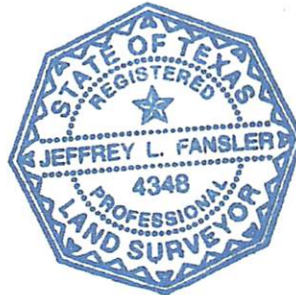


EXHIBIT "A"

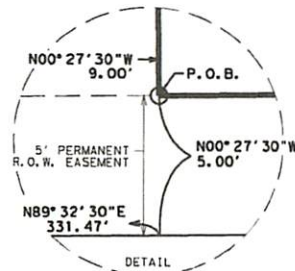
PAGE 4 OF 4

TRIAD BOULEVARD

PRIVATE 60' R.O.W.
BLOCK 6, LOT 1 SAID PLAT

1/2" IRF
"DEOTTE"

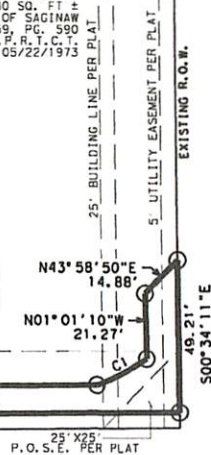
CALLLED 7.292 ACRES ±
BLOCK 1, LOT 2
TRIAD ADDITION
CAB. A, PG. 2958
O.P.R.T.C.T.
EFFECTIVE 05/02/1996

DAVID COOK SURVEY
ABSTRACT NO. 345

PID 06975712
SPECIAL WARRANTY DEED
CALLED 8.731 ACRES ±
FUEL CITY SAGINAW LLC
DOC. NO. D216232245
O.P.R.T.C.T.
EXECUTED 09/30/2016
A.K.A.
CALLED 8.538 ACRES ±
BLOCK 1, LOT 1
TRIAD ADDITION
CAB. A, PG. 2958
O.P.R.T.C.T.
EFFECTIVE 05/02/1996

20' SANITARY SEWER EASEMENT
CALLED 26,580 SQ. FT. ±
CITY OF SAGINAW
VOL. 5559, PG. 590
O.P.R.T.C.T.
EXECUTED 05/22/1973

C1
L=18.75'
D=14°31'03" (LT)
R=74.00'
CB=N 63°08'59"E
CD=18.70'



F.M. 156
(BLUE MOUND ROAD)
VARIABLE WIDTH R.O.W.

P.O.C.
5/8" IRF

EXISTING R.O.W.
N89°32'30"E 331.47'
5' PERMANENT R.O.W. EASEMENT
CITY OF SAGINAW
DOC. NO. D217112653, O.P.R.T.C.T.

SEE
DETAIL

P.O.B.
MAGNAIL WITH SHINER
"COBBFENDLEY BOUNDARY"
N: 6,994,223.38
E: 2,323,634.08

10' WATERLINE EASEMENT
CALLED 0.005 ACRES ±
CITY OF SAGINAW
DOC. NO. D217112652
O.P.R.T.C.T.

25' BUILDING LINE PER PLAT
MAGNAIL WITH SHINER
"COBBFENDLEY BOUNDARY"
N00°27'30"W 9.00'

3,657 SQ. FT.
(0.0839 ACRES)

N89°32'30"E 332.21'

S89°32'30"W 359.27'

EXISTING R.O.W.

25' X 25'
P.O.S.E. PER PLAT

INDUSTRIAL AVENUE

VARIABLE WIDTH R.O.W.
NO DEED OF RECORD FOUND

CALLLED 2.001 ACRES ±
BLOCK A, LOT 1A
RANCHO NORTH INDUSTRIAL
PARK UNIT NO. 1
CAB. B, PG. 751
O.P.R.T.C.T.
EFFECTIVE 08/20/1992

JOHN HIBBINS SURVEY
ABSTRACT NO. 638

QUICK CLAIM DEED
CALLED 2.0755 ACRES ±
OT SOUTH, LLC
DOC. NO. D220101248
O.P.R.T.C.T.
EXECUTED 05/02/2020
A.K.A.
CALLED 2.001 ACRES ±
BLOCK A, LOT 1B
RANCHO NORTH INDUSTRIAL
PARK UNIT NO. 1
CAB. B, PG. 751
O.P.R.T.C.T.
EFFECTIVE 08/20/1992

LEGEND

- = DESCRIBED ACQUISITION
- = EXISTING ROW
- - - = RIGHT-OF-WAY PARCEL
- |— = PROPERTY LINE
- - - = EASEMENT
- - - = APPROX. SURVEY LINE
- - - = PROPOSED BASELINE
- ↗ = FEE HOOK

O.P.R.T.C.T. = OFFICIAL PUBLIC RECORDS, TARRANT COUNTY, TEXAS
P.O.C. = POINT OF COMMENCING
P.O.B. = POINT OF BEGINNING
DOC. NO. = DOCUMENT NUMBER
VOL. = VOLUME
PG. = PAGE
CAB. = CABINET
R.O.W. = RIGHT-OF-WAY
IRF = IRON ROD FOUND

- Δ = X-CUT SET (UNLESS OTHERWISE NOTED)
- = SET 5/8 INCH IRON ROD WITH PLASTIC CAP STAMPED "COBB FENDLEY & ASSOCIATES" OR AS OTHERWISE NOTED
- = MONUMENT FOUND (AS NOTED)

NOTES:

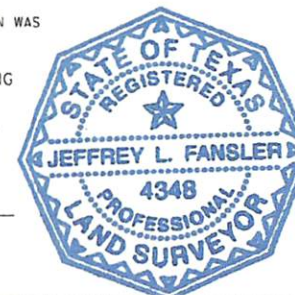
1. BEARINGS SHOWN HEREIN ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE (4202), AND ARE BASED UPON THE NORTH AMERICAN DATUM OF 1983 (NAD83), 2011 ADJUSTMENT, EPOCH 2010.
2. ALL DISTANCES AND COORDINATES SHOWN HEREIN ARE U.S. SURVEY FEET ADJUSTED TO SURFACE, UNLESS NOTED OTHERWISE, USING A SURFACE ADJUSTMENT FACTOR OF 1.00012.
(GRID NORTHING & GRID EASTING X 1.00012 = SURFACE) ORIGIN O.O.
3. THIS SURVEY PLAT IS ACCOMPANIED BY A WRITTEN DESCRIPTION WHICH COVERS THE IDENTICAL PARCEL THAT IS SHOWN HEREIN, SIGNED AND SEALED ON EVEN DATE HERewith AND IS HEREBY MADE A PART OF THIS DOCUMENT.
4. FIELD SURVEYS WERE PERFORMED IN OCTOBER OF 2021. MONUMENTATION WAS SET IN FEBRUARY OF 2023.

I HEREBY CERTIFY THAT THIS PLAT HEREIN AND ACCOMPANYING LEGAL DESCRIPTION OF EVEN SURVEY DATE REPRESENTS AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.

Jeffrey L. Fansler 2023-02-08

JEFFREY L. FANSLER, RPLS NO. 4348
COBB, FENDLEY & ASSOCIATES, INC.
TBPELS LAND SURVEYING FIRM NO. 10046700

DATE



GRID

SCALE: 1"=60'

30 0 15 30 60

SCALE IN FEET

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

RIGHT-OF-WAY DEDICATION DEED

STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF TARRANT §

That Fuel City Saginaw LLC, a Texas limited liability company ("Grantor"), for and in consideration of TEN DOLLARS and other good and valuable consideration paid by the City of Saginaw, Texas ("Grantee"), a municipal corporation of Tarrant County, Texas, receipt of which is hereby acknowledged, does hereby grant, bargain and convey to said Grantee, its successors and assigns all of Grantor's interest (if any) in that certain land or parcels of land in Tarrant County, Texas, being described on Exhibit A below for the use and benefit of the public as a perpetual right-of-way for the passage and accommodation of vehicular and pedestrian traffic, and the right to construct, reconstruct, repair, relocate, operate and perpetually maintain public street and/or drainage and utility facilities, and all other facilities or purposes for which a public street and right-of-way is commonly used, together with all necessary appurtenances thereto, and with the right and privilege at any and all times, to enter said premises, or any part thereof, as is necessary for making connections therewith, or for the proper use of any other right granted herein, in upon and across, as more particularly described and depicted in the attached Exhibit A, which is incorporated herein by reference (the "Property"):

The Grantor, and Grantor's heirs, successors and assigns, reserve forever all oil, gas and minerals in and under, and that may be produced from, the above Property; provided, however, that Grantor waives the right to use the surface of the right-of-way and Grantor shall not explore for, produce or mine such minerals in any manner that would unreasonably interfere with Grantee's use of the right-of way.

TO HAVE AND TO HOLD that said Property unto the Grantee for the purposes herein set forth, so that neither Grantor nor any person or persons claiming under Grantor shall at any time have, claim or demand any right or title to the Property.

WITNESS MY HAND this ____ day of _____, 2023.

GRANTOR:

Fuel City Saginaw LLC, a Texas limited liability company

By: _____

Name: _____

Title: _____

ACKNOWLEDGEMENT

STATE OF _____ §

§

COUNTY OF _____ §

Before me, the undersigned authority, on this day personally appeared _____, a person either known to me or proved to me through legal identification to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same in the capacities represented and for the purposes and consideration therein expressed.

Given under my hand and seal of office this ____ day of _____, 2023.

Notary Public, State of Texas

(Seal and Expiration)

CERTIFICATE OF ACCEPTANCE

This is to certify that the interest and real property conveyed by this dedication instrument dated the ____ day of _____, 2023 to the City of Saginaw, Texas, has been duly accepted subject to all terms and conditions contained therein by the City Council, and the City Council has consented to recordation of such dedication instrument by its duly authorized officer.

Dated: _____

Mayor, City of Saginaw

ATTEST:

City Secretary

AFTER FILING, PLEASE RETURN TO:

City Manager
City of Saginaw
P.O. Box 79070
Saginaw, Texas 76179

EXHIBIT "A"

PAGE 3 OF 3

TRIAD BOULEVARD

PRIVATE 60' R.O.W.
BLOCK 6, LOT 1 SAID PLAT

CALLLED 7.292 ACRES±
BLOCK 1, LOT 2
TRIAD ADDITION
CAB. A, PG. 2958
O.P.R.T.C.T.
EFFECTIVE 05/02/1996

20' SANITARY SEWER EASEMENT
CALLLED 26,580 SQ. FT ±
CITY OF SAGINAW
VOL. 5559, PG. 590
O.P.R.T.C.T.
EXECUTED 05/22/1973

PID 06975712
SPECIAL WARRANTY DEED
CALLLED 8.731 ACRES ±
FUEL CITY SAGINAW LLC
DOC. NO. D216232245
O.P.R.T.C.T.
EXECUTED 09/30/2016
A.K.A.
CALLLED 8.538 ACRES±
BLOCK 1, LOT 1
TRIAD ADDITION
CAB. A, PG. 2958
O.P.R.T.C.T.
EFFECTIVE 05/02/1996

TEMPORARY CONSTRUCTION LICENSE
900 SQ. FT.
(0.0207 ACRES)

F.M. 156
(BLUE MOUND ROAD)
VARIABLE WIDTH R.O.W.

DAVID COOK SURVEY
ABSTRACT NO. 345

LEGEND

- = DESCRIBED ACQUISITION
- = EXISTING ROW
- - - = RIGHT-OF-WAY PARCEL
- = PROPERTY LINE
- - - = EASEMENT
- - - = APPROX. SURVEY LINE
- - - = PROPOSED BASELINE
- = FEE HOOK

O.P.R.T.C.T. = OFFICIAL PUBLIC RECORDS, TARRANT COUNTY, TEXAS
P.O.C. = POINT OF COMMENCING
P.O.B. = POINT OF BEGINNING
DOC. NO. = DOCUMENT NUMBER
VOL. = VOLUME
PG. = PAGE
CAB. = CABINET
R.O.W. = RIGHT-OF-WAY
IRF = IRON ROD FOUND

- △ = X-CUT SET (UNLESS OTHERWISE NOTED)
- = SET 5/8 INCH IRON ROD WITH PLASTIC CAP STAMPED "COBB FENDLEY & ASSOCIATES" OR AS OTHERWISE NOTED
- = MONUMENT FOUND (AS NOTED)



NOTES:

1. BEARINGS SHOWN HEREIN ARE REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE (4202), AND ARE BASED UPON THE NORTH AMERICAN DATUM OF 1983 (NAD83), 2011 ADJUSTMENT, EPOCH 2010.
2. ALL DISTANCES AND COORDINATES SHOWN HEREIN ARE U.S. SURVEY FEET ADJUSTED TO SURFACE, UNLESS NOTED OTHERWISE, USING A SURFACE ADJUSTMENT FACTOR OF .00012.
(GRID NORTHING & GRID EASTING X 1.00012 = SURFACE) ORIGIN 0,0.
3. THIS SURVEY PLAT IS ACCOMPANIED BY A WRITTEN DESCRIPTION WHICH COVERS THE IDENTICAL PARCEL THAT IS SHOWN HEREIN, SIGNED AND SEALED ON EVEN DATE HERewith AND IS HEREBY MADE A PART OF THIS DOCUMENT.
4. FIELD SURVEYS WERE PERFORMED IN OCTOBER OF 2021. MONUMENTATION WAS SET IN FEBRUARY OF 2023.

I HEREBY CERTIFY THAT THIS PLAT HEREIN AND ACCOMPANYING LEGAL DESCRIPTION OF EVEN SURVEY DATE REPRESENTS AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION.

Jeffrey L. Fansler 2023-02-08
JEFFREY L. FANSLER, RPLS NO. 4348
COBB, FENDLEY & ASSOCIATES, INC.
TBPELS LAND SURVEYING FIRM NO. 10046700

