

AN ORDINANCE OF THE CITY OF SEAGOVILLE, TEXAS

ORDINANCE NO. 07-2020

AN ORDINANCE OF THE CITY OF SEAGOVILLE, TEXAS, VACATING, ABANDONING AND RELEASING A 15 FOOT (15') WIDE BY 354.10 FEET LONG ALLEY WAY, BEING 4,912 SQUARE FEET, LOCATED ON LOT 1R, BLOCK 4 OF THE TOWN & COUNTRY SHOPPING CENTER, JOHN D. MERCHANT SURVEY, ABSTRACT NO. 850, AS DEPICTED IN EXHIBIT "A", WHICH IS ATTACHED HERETO AND INCORPORATED HEREIN, IN FAVOR OF THE ABUTTING PROPERTY OWNER THAT IS THE OWNER OF THE UNDERLYING FEE; PROVIDING FOR THE FURNISHING OF A CERTIFIED COPY OF THIS ORDINANCE FOR RECORDING IN THE REAL PROPERTY RECORDS OF DALLAS COUNTY, TEXAS, AS A QUIT CLAIM DEED; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the City Council of the City of Seagoville, Texas, has determined that the alley described herein and depicted in Exhibit A no longer serves a public purpose and is of no use to the public or the City of Seagoville; and

WHEREAS, the City Council has determined that the described property should be abandoned, released and quitclaimed to the abutting property owner.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SEAGOVILLE, TEXAS;

SECTION 1. That the City of Seagoville hereby abandons, releases and quitclaims in favor of the abutting property owner that is the owner of the underlying fee, the alley described herein and depicted in Exhibit A, which is attached hereto and incorporated herein for all purposes, the same as if fully copied herein.

SECTION 2. That the City Secretary is hereby directed to certify a copy of the Ordinance and furnish the same to the property owner, and the recording of this abandonment Ordinance in the Deed Records of Dallas County, Texas, shall serve as a quitclaim deed of the City of Seagoville to the said property owner, of such right, title or interest of the City of Seagoville in and to such right-of-way described and depicted in Exhibit A, either in fee simple or by easement or otherwise.

SECTION 3. That the abandonment provided for herein shall extend only to the public right, title and interest which the City of Seagoville, Texas, may have in and to the surface of said strip of publicly owned land, and shall be construed to extend only to such interests that the governing body of the City of Seagoville, Texas, may legally and lawfully abandon.

SECTION 4. This ordinance shall take effect immediately from and after its passage as the law and charter in such cases provide, and upon recordation.

DULY PASSED by the City Council of the City of Seagoville, Texas, on the 2nd day of March, 2020.

APPROVED:



Dennis K. Childress, Mayor

ATTEST:



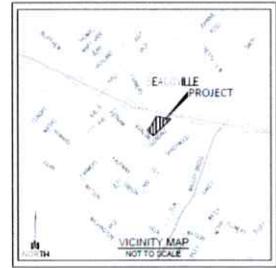
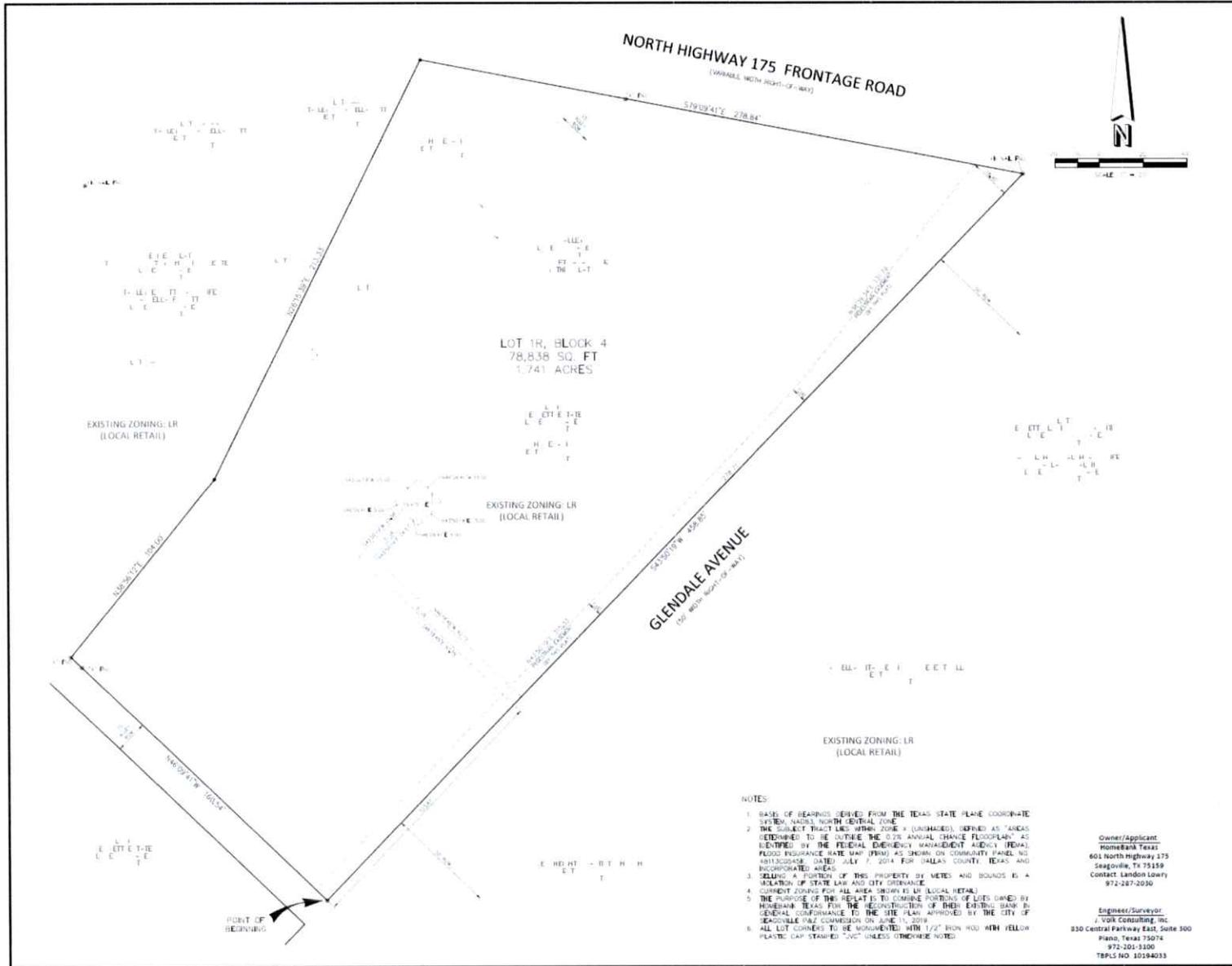
Kandi Jackson, City Secretary

APPROVED AS TO FORM:



Victoria Thomas, City Attorney
(:cdb 02/21/2020)





LOCATION MAP NOT TO SCALE

LE-1010

* 1/2" IRON ROD FOUND WITH YELLOW PLASTIC CAP STAMPED "505A" (UNLESS OTHERWISE NOTED)

• "X" SET IN CONCRETE (UNLESS OTHERWISE NOTED)

PROJECT 0001 RECORDS, DALLAS COUNTY, TEXAS

PROJECT PLAT RECORDS, DALLAS COUNTY, TEXAS



RECORDING INFORMATION

A PLAT OF

LOT 1R, BLOCK 4

TOWN & COUNTRY SHOPPING CENTER

1.741 ACRES LOCATED IN THE JOHN D. MERCHANT SURVEY, ABSTRACT NO. 850 AN ADDITION TO THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS

BEING A REPLAT OF BLOCK 4 BENNETT ESTATES AN ADDITION TO THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS ACCORDING TO THE PLAT RECORDED IN DOCUMENT NO. 2005-03595654, PLAT RECORDS, DALLAS COUNTY, TEXAS AND A PART OF LOTS N-1 AND O

TOWN & COUNTRY SHOPPING CENTER AN ADDITION TO THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS ACCORDING TO THE REVISED PLAT RECORDED IN VOLUME 34, PAGE 219 PLAT RECORDS, DALLAS COUNTY, TEXAS

November 11, 2019

SHEET 1 OF 2



- NOTES:
1. BASE OF BEARINGS DERIVED FROM THE TEXAS STATE PLANE COORDINATE SYSTEM, NAD83, NORTH CENTRAL ZONE.
 2. THE SUBJECT TRACT LIES WITHIN ZONE 9 (UNSHADED) SHOWN AS "AREAS DETERMINED TO BE WITHIN THE 0.2% ANNUAL CHANCE FLOODPLAIN" AS IDENTIFIED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP (FIRM) AS DESIGN ON COMMUNITY PANEL NO. 481330248E, DATED JULY 7, 2014, FOR DALLAS COUNTY, TEXAS AND INCORPORATED AREAS.
 3. BEING A PORTION OF THIS PROPERTY BY METES AND BOUNDS IS A VIOLATION OF STATE LAW AND CITY ORDINANCE.
 4. CURRENT ZONING FOR ALL AREAS SHOWN IS LR (LOCAL RETAIL).
 5. THE PURPOSE OF THIS REPLAT IS TO COMBINE PORTIONS OF LOTS OWNED BY BENNETT ESTATES FOR THE RECONSTRUCTION OF THEIR EXISTING BANK IN GENERAL CONFORMANCE TO THE SITE PLAN APPROVED BY THE CITY OF SEAGOVILLE PLZ COMMISSION ON JUNE 15, 2019.
 6. ALL LOT CORNERS TO BE MONUMENTED WITH 1/2" IRON ROD WITH YELLOW PLASTIC CAP STAMPED "X" UNLESS OTHERWISE NOTED.

Owner/Applicant
HomeBank Texas
601 North Highway 175
Seagoville, TX 75159
Contact Landon Lowry
972-287-2030

Engineer/Surveyor
J. Volk Consulting, Inc.
830 Central Parkway East, Suite 300
Piano, Texas 75074
972-201-9100
TXPLS NO. 30296233

Exhibit "A"