

1. 2 plats of Survey
2. Surveyors Report
3. Copies of R.O.W Map.
4. Copy Oso Bay & Creek Quad Map.
5. Copy Portion - Laguna Madre - Sheet 1.

Survey made on 0.72 Contour M.H.W.
Approved by Chief Clerk.

Nueces COUNTY ROLLED SKETCH NO. 54
Portions of lots 1, 2, 3, 4, - Sec. 41 - Flour Bluff
SURVEYED July 1978 BY George M. Pyle
FILED July 12, 1978

counter 47875

July 12, 1978

Mr. Jack Ryan
514 Guaranty Bank Building
Corpus Christi, Texas 78403

Re: Elevation for Mean High Water within
Cayo Del Oso, Nueces County

Dear Sir:

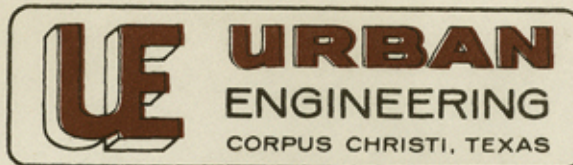
In response to a letter with attached exhibits from Urban Engineering dated July 9, 1978, signed by George Pyle, Licensed State Land Surveyor, this office has reviewed the information and finds that the survey as made, based upon an elevation of 0.72 feet above National Geodetic Vertical Datum, is satisfactory to this office for the purpose of locating the line between submerged land belonging to the Public School Fund and private ownership.

Sincerely yours,

Jack Giberson
Chief Clerk

JG/dc

counter 47876



Job No. 14545

883-5581 - P.O. BOX 6355 - 3100 S. ALAMEDA

July 9, 1978

1ED
JUL 12 1978
General Land Office

Mr. Bob Armstrong, Commissioner
General Land Office
Austin, Texas

Dear Mr. Armstrong:

Report on survey of a portion of the boundary between Cayo Del Oso State Tract A and Sections 41 and 42 of Flour Bluff & Encinal Farm & Garden Tracts, Nueces County, Texas:

The survey was made for the purpose of gaining approval of the land office for platting the land adjacent to state owned Tract A according to regulations of the Coastal Public Lands Management Act of 1973, Art. 5914e-], V. A. C. S..

The shoreline shown on the accompanying plat was established at elevation 0.72 feet above mean sea level. Texas coordinate system south zone coordinates were established on the shoreline as found at elevation 0.72 feet.

The shoreline shown is the natural shoreline as it exists now. There has been no manmade alteration in the shoreline except at the southerly end of the site at State Hwy. 358 (also called Padre Island Drive and formerly called Lexington Boulevard). In 1940 plans were drawn for building a road to the U. S. Naval Base and in these plans there is a sheet showing the location of the water's edge, in relation to the right-of-way line and the proposed bridge. I have enclosed a copy of this sheet marked Map No. 1. This plat shows locations before any improvements. I have enclosed another Highway Map (Map No. 2) drawn by expressway engineer in 1956 at the time the expressway was planned along the route of Hwy. 358. This map shows the fill that had previously been made, the existing shoreline at 0.9 mean sea level and elevation 12.0 . I have transferred the elevation 0.9 line shown on Map No. 2 to my survey plat. This line is considerably further west than the existing line, but is probably not accurately drawn except at Station 130+32.8 .

I made a comparison of the existing shoreline with the shoreline shown on Sheet No. 1 of the Laguna Madre, a copy of which is enclosed and is marked Map "A" . The shoreline shown on this map, which was traced from USC&GS Charts No. 1286 (13th addition), 1287 and Sheet T-5365, is considerably further west of the existing shoreline. I also made a comparison of the existing shoreline with the Oso Creek NE Quadrangle dated 1951, (enclosed and marked Map "B") and Oso Creek NE Quadrangle dated 1968 (enclosed and marked Map "C").

counter 47877

The shorelines on Maps B and C are reasonably close together but both are east of existing shoreline and several hundred feet east of line shown on Map "A". I have drawn shoreline on Map "C" and shoreline on Map "A" on the survey plat.

The lines 1 through 8 shown on Maps A, B and C, are running North 61° West from the section line between Sections 41 and 48 and between Sections 42 and 47. Distances were scaled along those lines from said Section line to the shoreline on the respective maps and are tabulated below:

<u>Line</u>	<u>Map A</u>	<u>Map B</u>	<u>Map C</u>
1	2850'	3100'	3150'
2	3030'	3050'	3100'
3	3080'	2750'	2730'
4	3000'	2490'	2480'
5	2870'	2300'	2250'
6	2670'	2120'	2080'
7	2500'	1950'	1900'
8	2300'	1810'	1780'

I cannot account for the wide variance between the shoreline as shown by the Highway Department Maps (1 and 2) and the Land Office Map A but the 12.0' contour line or bluff line shown on the Highway Maps 1 and 2 do check with the existing bluff line now in existence, so I conclude that these maps are reasonably correct.

In my opinion the shoreline as shown is relatively natural.

George M. Pyle

George M. Pyle
 Licensed State Land
 Surveyor

MILLERS FALLS
 CLEARANCE

NOT FOR RECORD
 211
 18/13

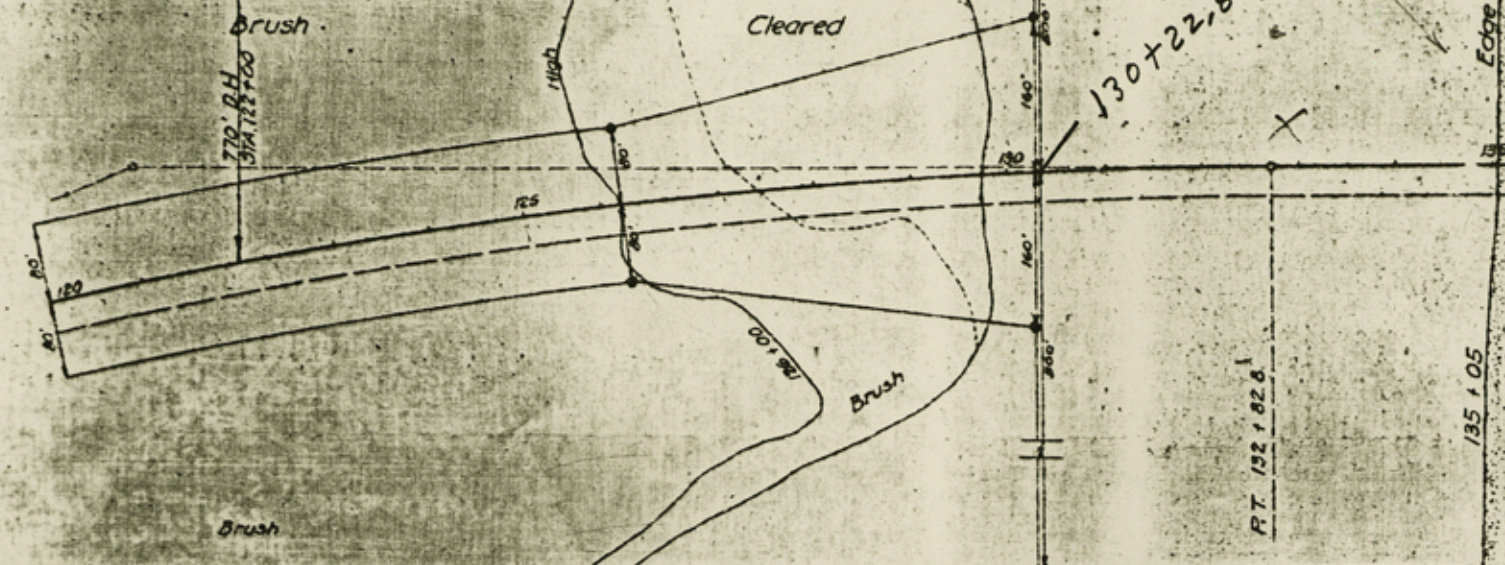


county 47878

BORROW SOURCE NO. 1
 137029 CY COM. BORROW (SELECT)
 6197 CY COM. BORROW (UNSELECT)
 10.0 AC. CL. & GR.

MAP NO. 1

R.G. CHAPMAN



STATE OF TEXAS

STATE OF TEXAS

CALLO DEL

$725 \times 80 + 750 \times 80 + 140 \times 64 = 297$ Acres + 10.0 Ac. Cl. & Gr. Borrow Pit
 5557 Cu. Yds.

1948 Reck

70	0	01	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0	0
		3705																					
		517																					
178	519	1290	486	67	174	2295	4428	5328	6722	8711	9068	8752	8302	7800	8116	7902	8006	8038	8788	3024	9988	5431	6860
		240	268	251	309	299	302	300	222	298	278	298		298	292	282	282	282	282	282	282	282	282

MAP NO. 1

FROM PLANS DRAWN IN 1940 BY HWY DEPT
 APPROVED BY DEPT OF ROADS & DOCKS IN 1941

1" = 200'

RIGHT-OF-WAY MAP
STATE HIGHWAY NO. 358

MAP NO 2

CONTROL 617, SECTION 1

TO ACCOMPANY APPLICATION FOR TRANSFER OF TITLE
ACROSS CALLO DEL OSO

FROM MEAN SEA LEVEL ON EASTERN SHORELINE
TO MEAN SEA LEVEL ON WESTERN SHORELINE

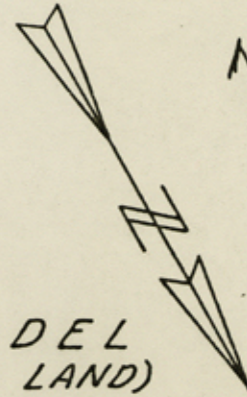
Scale: 1" = 400'

OFFICE OF EXPRESSWAY ENGINEER, CORPUS CHRISTI, TEXAS
August, 1956

counter 47880

FLOUR BLUFF AND ENCINAL FARM AND

MAP NO. 2



R. G. CHAPMAN
LAND

SECTION 41

CALLO DEL OSO
(SUBMERGED LAND)

ENG. & STA. 130+32.8
Begin Mean Sea Level

N 60° 58' W

Proposed R/W Line

Prop. R/W Line 1
Exist. R/W Line 2
To Naval Air Station
Exist. R/W Line 3

R. G. CHAPMAN
LAND

Engineers Centerline

Existing Causeway

N 60°

Exist. Fill Approach
To Causeway

Exist. To Caus

N 60° 58' W

Proposed R/W L

P.C. Sta. 109+64.5

Lot 3

Lot 2

Lot 1

CALLO DEL OSO
(SUBMERGED LAND)

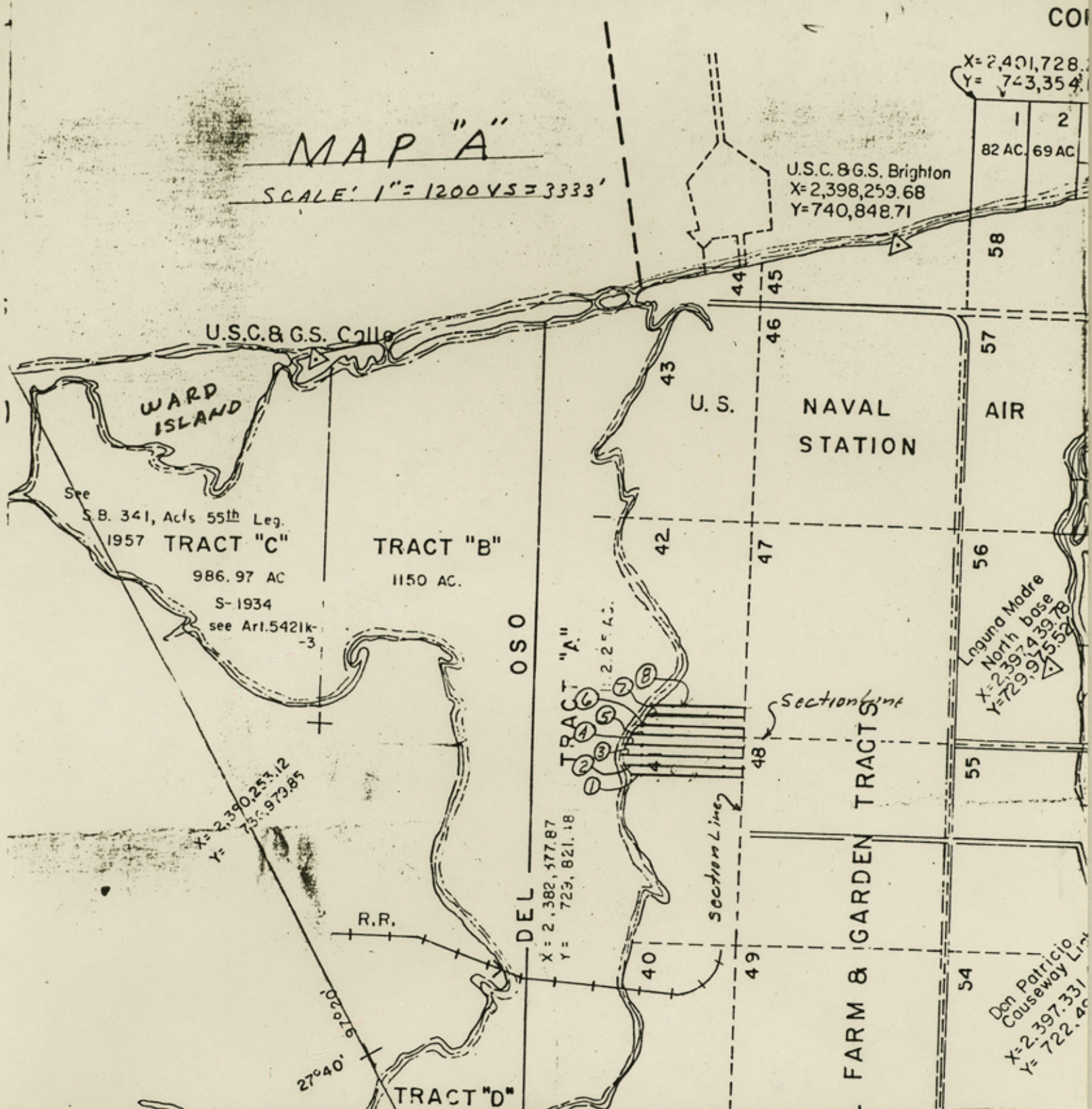
P.I. Sta. 121+39.8
Δ = 23° 11' R.
D = 1° 00'
T = 1175.3'
L = 2318.33'
R = 5729.65'

P.T. Sta. 132+82.8

counter 47881

MAP "A"

SCALE: 1" = 1200 VARAS = 3333'



SHEET NO. 1.

MAP OF A PART OF LAGUNA MADRE

IN

NUECES AND KLEBERG COUNTIES

SHOWING

SUBDIVISION FOR MINERAL DEVELOPMENT

BY

BASCOM GILES COMMISSIONER GENERAL LAND OFFICE

AUSTIN TEXAS - NOV. 1, 1948 - SCALE: 1" = 1200 VARAS

COMPILED BY CURTIS R. HALE

TRACED BY J. M. L.

counter 17882

Dug
X=23
Y=73

ES
61° E.
4

3

MAP "A"

SCALE: 1" = 1200 VS = 3333'

X=2,401,728.0
Y=743,354.0

1	2
82 AC.	69 AC.

U.S.C. & G.S. Brighton
X=2,398,259.68
Y=740,848.71

U.S.C. & G.S. Calle

WARD ISLAND

See S.B. 341, Acts 55th Leg. 1957

TRACT "C"

986.97 AC

S-1934

see Art. 5421k-3

TRACT "B"

1150 AC.

OSO

TRACT "A"
11,225 AC.

U.S. NAVAL STATION AIR

Laguna Madre North base
X=2,397,439.78
Y=729,915.52

X=2,390,253.12
Y=735,973.85

R.R.

DEL

X=2,382,177.87
Y=723,821.18

TRACT "D"

820 AC.

CAYO

TRACTS
FLOUR BLUFF & ENCINAL FARM & GARDEN TRACTS

Don Patricio Causeway Line
X=2,397,331.00
Y=722,400.00

X=2,271,444.28
Y=699,847.40

MUD BRIDGE

TRACT "E"

500 AC.

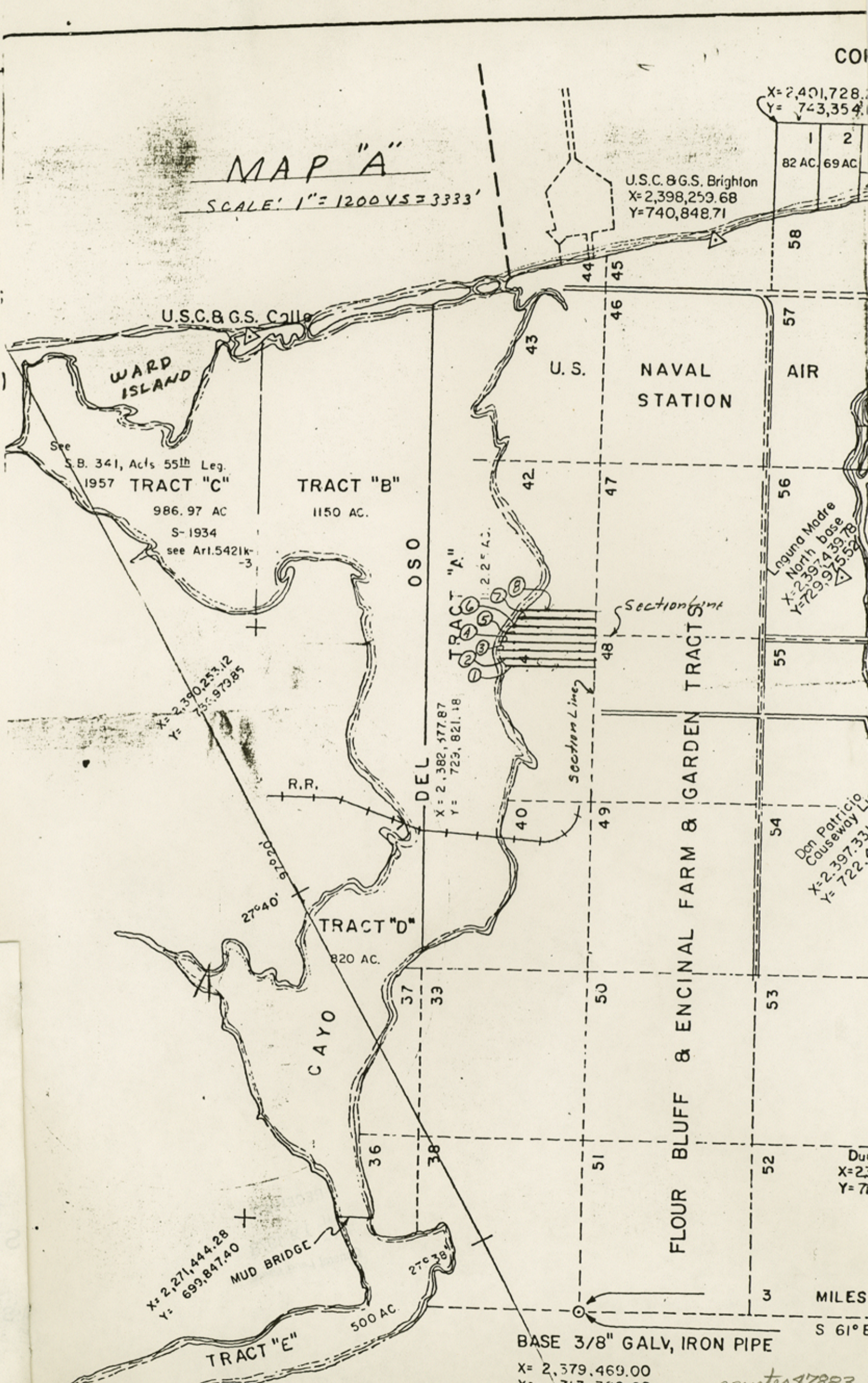
Dug
X=2,397,331.00
Y=713,380.00

3 MILES

BASE 3/8" GALV. IRON PIPE

X=2,379,469.00
Y=713,380.00

counter 17883





MAP B
SCALE: 1" = 2000'

Q OF R.R. IS SECTION LINE

counter 47885

INTERIOR GEOLOGICAL SURVEY, WASHINGTON, D. C., 1953

ROAD CLASSIFICATION

- | | | | | | |
|-------------|--|-------------|--------|-----------------|-------------|
| Heavy-duty | | 4 LANE | 6 LANE | Light-duty | |
| Medium-duty | | 4 LANE | 6 LANE | Unimproved dirt | |
| | | U. S. Route | | | State Route |

OSO CREEK NE, TEX.
NE/4 OSO CREEK 15' QUADRANGLE
N2737.5-W9715/7.5

1951

counter 47884

Ward Island
Sewage Disposal

MAP B
SCALE 1" = 2000'

OCEAN

Sewage Disposal

GRIVE

LAKE

Control Tower

CORPUS CHRISTI

Sundeen High Sch
eary Place

Sewage Disposal

B A Y
2 3 4 5 6 7 8

RAILROAD

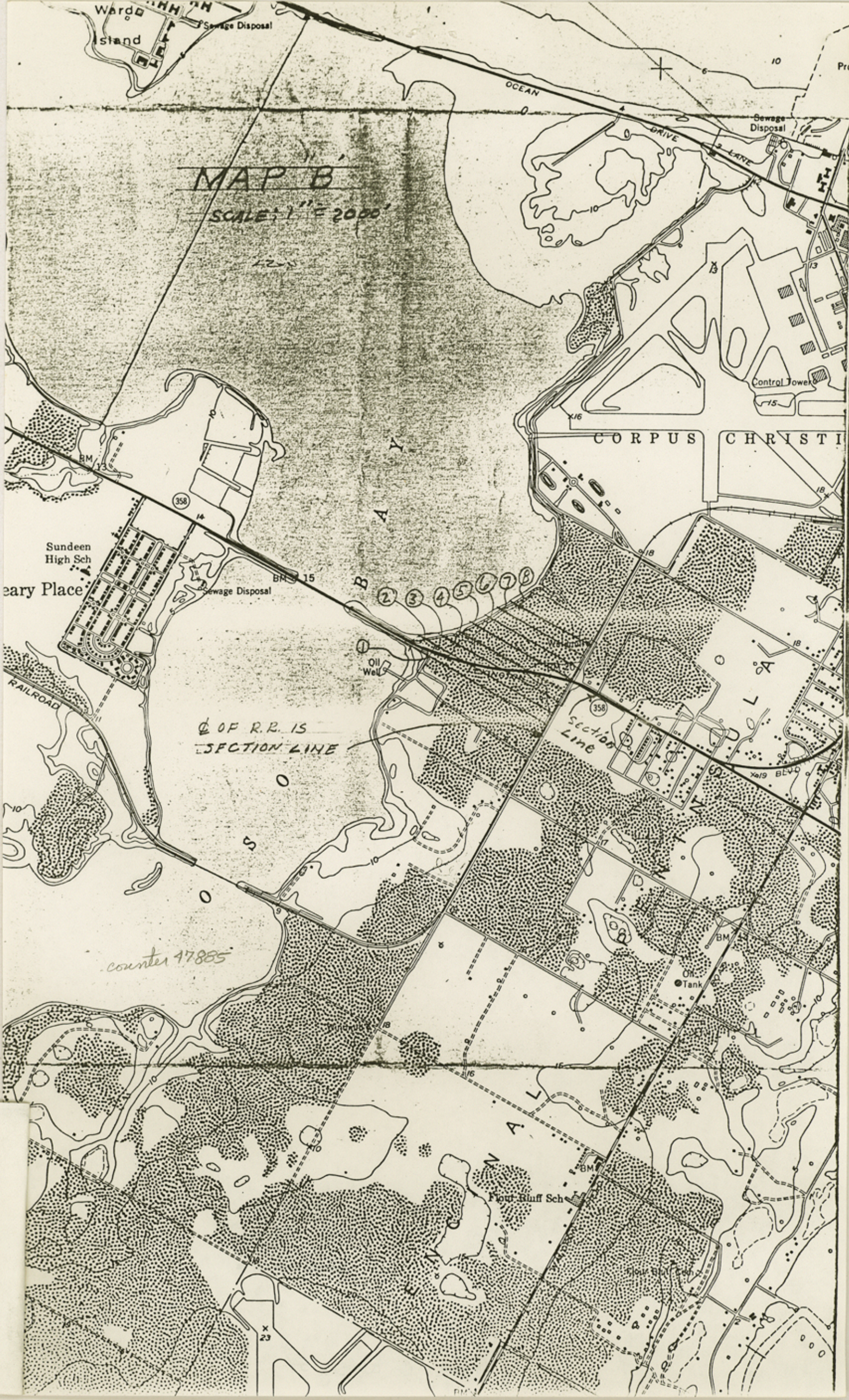
Q OF R.R. IS
SECTION LINE

Section Line

counter 17885

Flour Bluff Sch

Flour Bluff Sch



University Heights

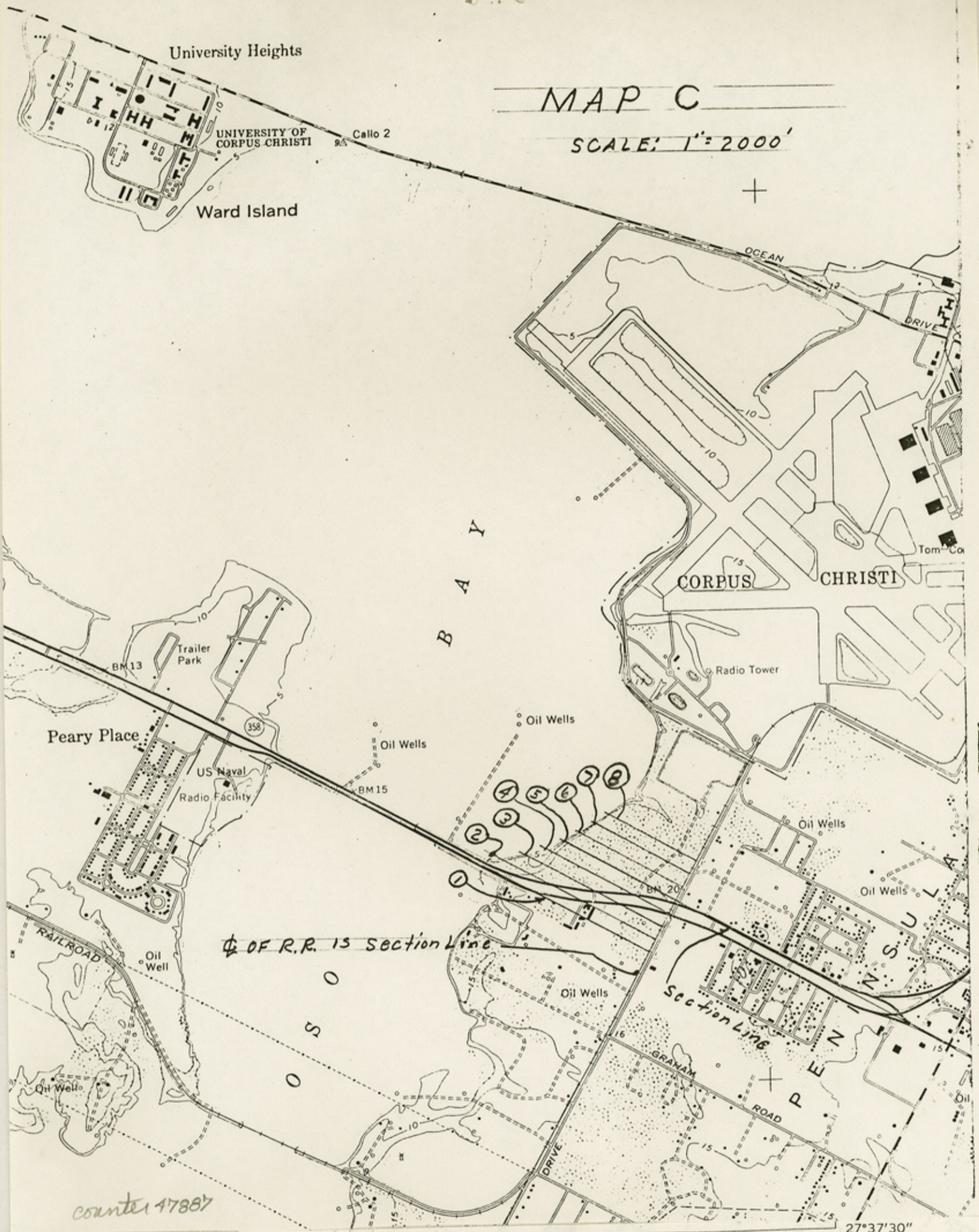
MAP C

SCALE: 1" = 2000'

UNIVERSITY OF CORPUS CHRISTI

Callo 2

Ward Island



center of R.R. is section line

center 17887

17'30" 669 670 672000m. E. 27°37'30" 97°15'

ROAD CLASSIFICATION

- Primary highway, all weather, hard surface
- Secondary highway, all weather, hard surface
- Light-duty road, all weather, improved surface
- Unimproved road, fair or dry weather

State Route



QUADRANGLE LOCATION

OSO CREEK NE, TEX.
NE/4 OSO CREEK 15' QUADRANGLE
N2737.5—W9715/7.5

1968

AMS 6539 III NE—SERIES V482

center 17886

(CRANE ISLANDS SW)
6539 II SW

University Heights

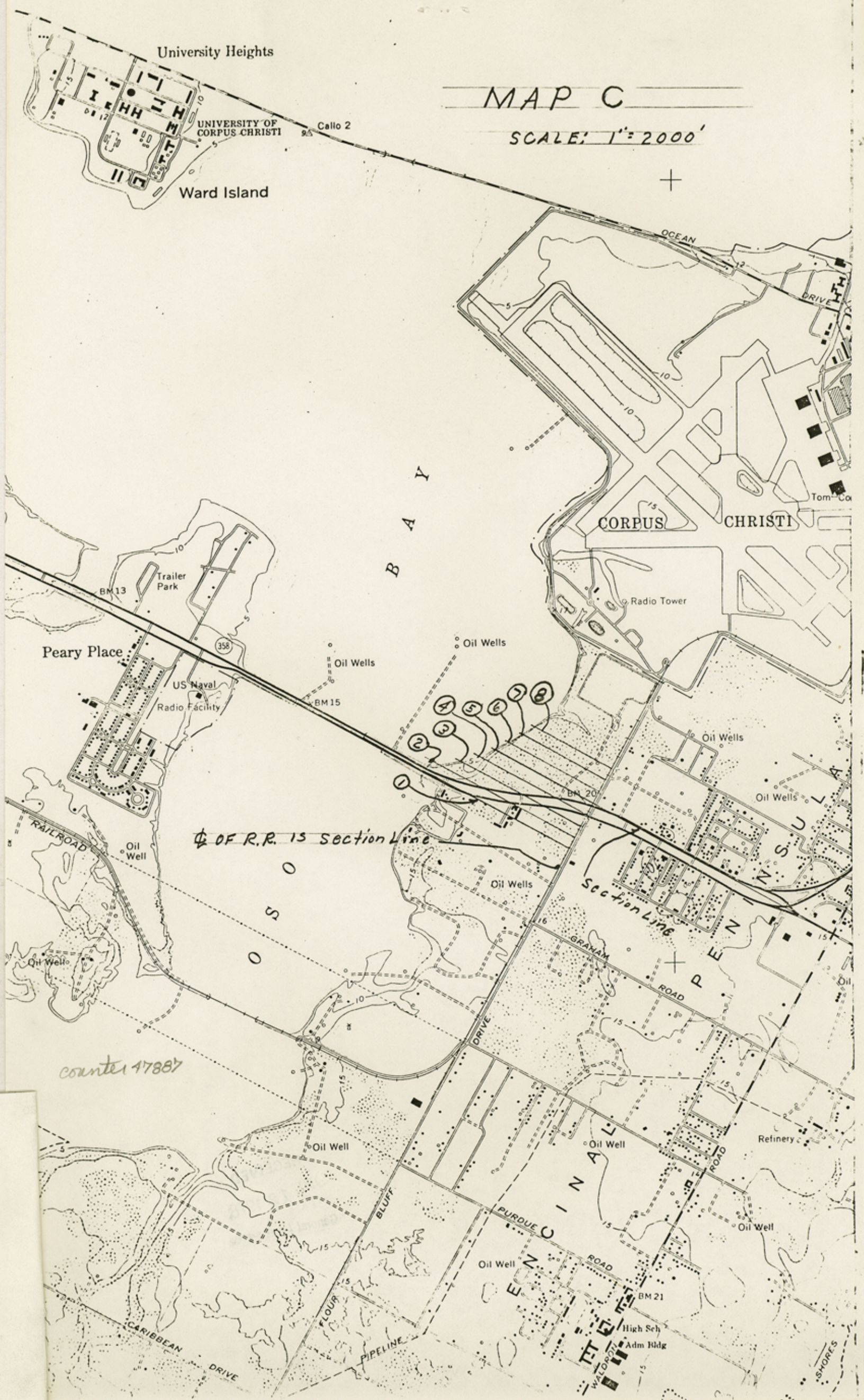
MAP C

SCALE: 1" = 2000'

UNIVERSITY OF
CORPUS CHRISTI

Callo 2

Ward Island



CORPUS CHRISTI

B
A
Y

Peary Place

US Naval
Radio Facility

☞ OF R.R. 15 Section Line

Section Line

counter 17887

Refinery

PURDUE

INA

CARIBBEAN

DRIVE

FLOUR

PIPELINE

ROAD

ROAD

ROAD

ROAD

ROAD

High Sch

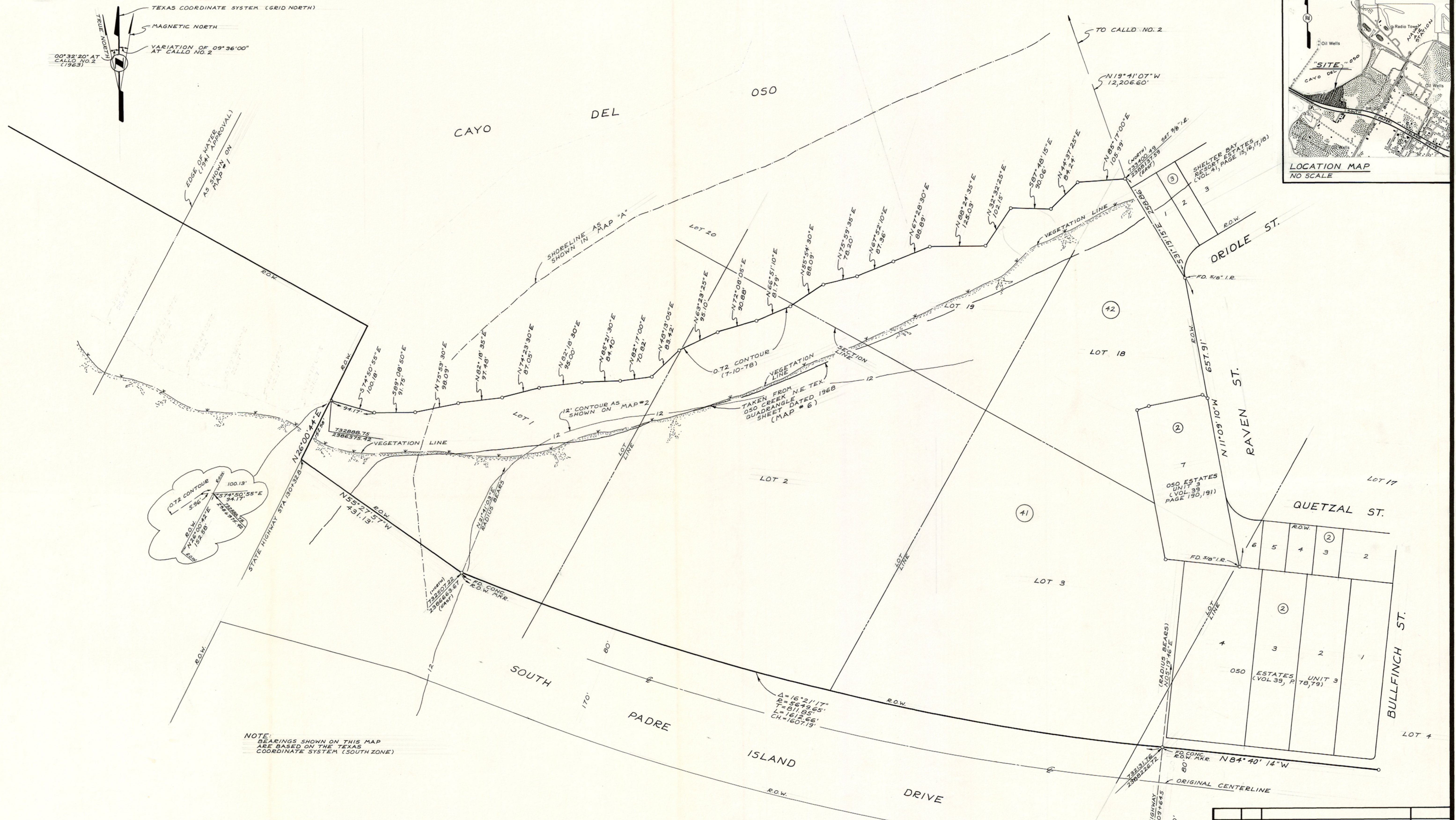
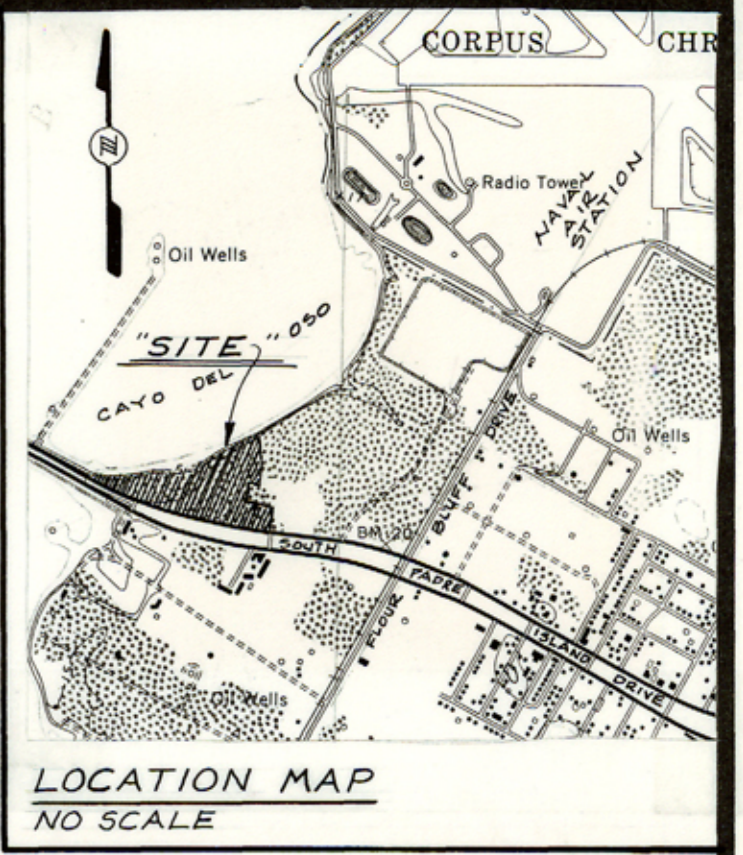
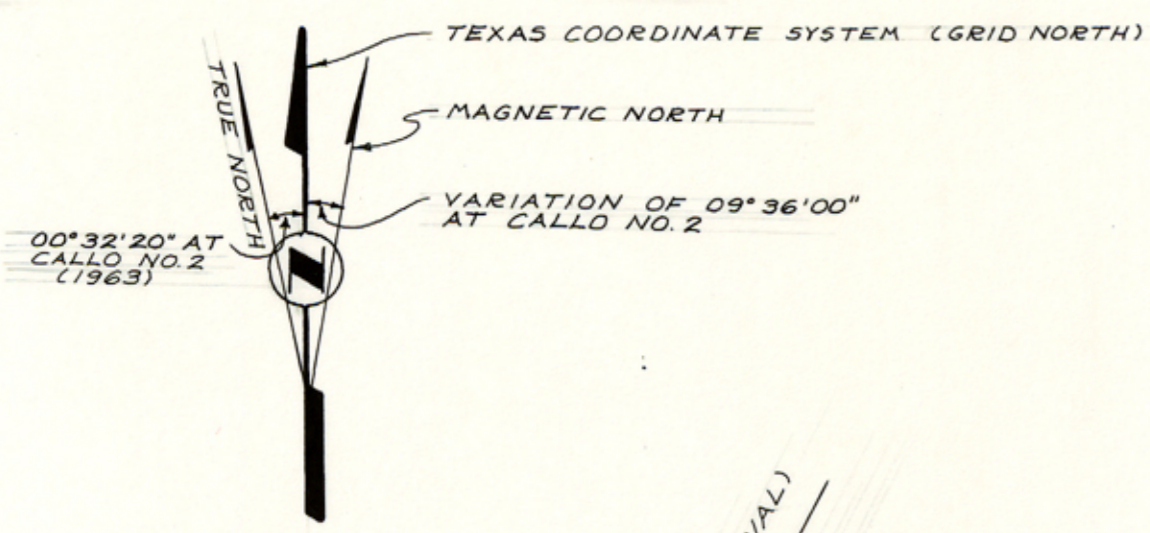
Adm Bldg

WALDORF

WALDORF

WALDORF

SHORES



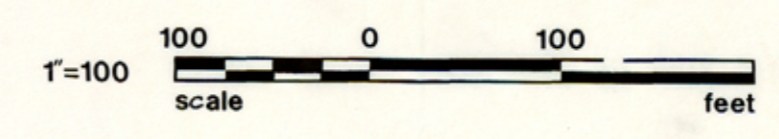
NOTE:
 BEARINGS SHOWN ON THIS MAP
 ARE BASED ON THE TEXAS
 COORDINATE SYSTEM (SOUTH ZONE)

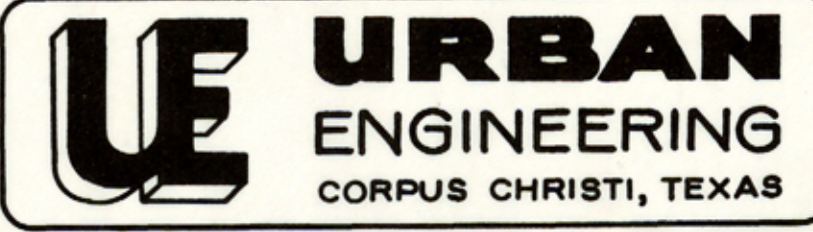
THE STATE OF TEXAS
 COUNTY OF NUECES

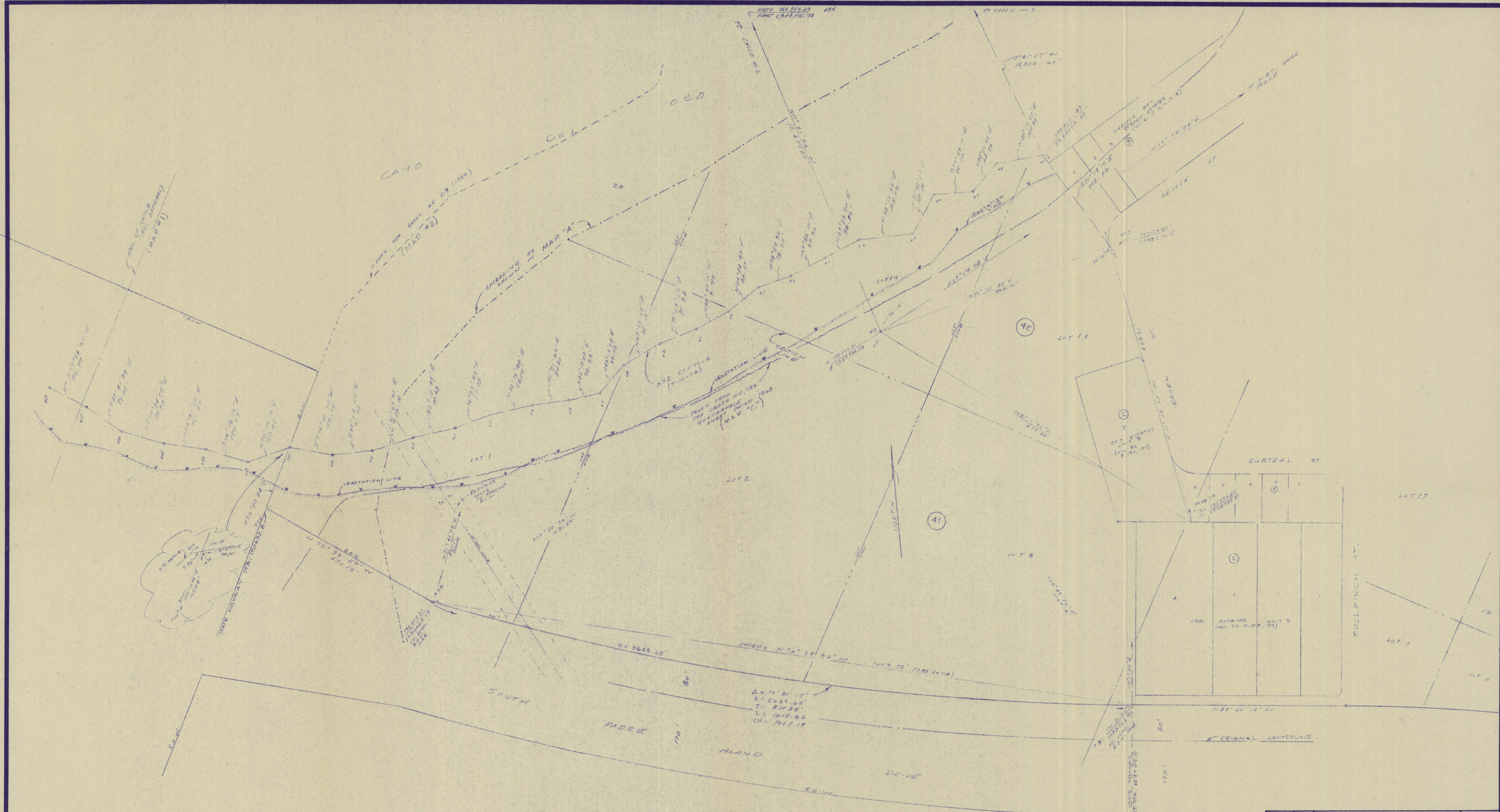
I, GEORGE M. PYLE, LICENSED STATE LAND SURVEYOR
 DO HEREBY CERTIFY THAT THE FOREGOING SURVEY
 WAS MADE BY ME ON THE GROUND AND THAT THE LIMITS,
 BOUNDARIES AND CORNERS, NATURAL AND ARTIFICIAL, ARE
 AS DESCRIBED HEREON. THE SHORELINE WAS ESTABLISHED
 AT ELEVATION 0.72' MEAN SEA LEVEL DATUM. TO THE
 BEST OF MY KNOWLEDGE THERE IS NO ARTIFICIAL FILL
 OR ACCRETION LOCATED WITHIN THE BOUNDARY SURVEYED.

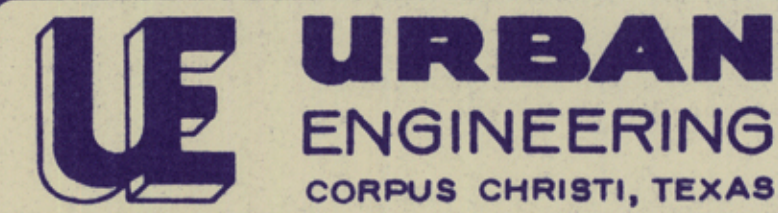
BY George M. Pyle
 GEORGE M. PYLE, R.P.S., L.S.L.S., P.E.

RECEIVED
 JUL 15 1988



REV. BY	DATE	DESCRIPTION	APPROVED
 URBAN ENGINEERING CORPUS CHRISTI, TEXAS			
SURVEY OF			
A PORTION OF LOTS 1, 2, 3, 4 SECTION 41, A PORTION OF LOTS 18 & 19, SECTION 42, FLOUR BLUFF ENCINAL FARM & GARDEN TRACTS A MAP OF WHICH IS RECORDED IN VOLUME A, PAGES 41, 42, 43, MAP RECORDS OF NUECES COUNTY, TEXAS.			
DRAWN BY: LMP SCALE: 1"=100' JOB NO: 14545			
CHK'D BY: [Signature] DATE: 7-11-78 SHEET: 1 OF 1			



REV. BY	DATE	DESCRIPTION	APPROVED
 URBAN ENGINEERING CORPUS CHRISTI, TEXAS			
BEING PORTIONS OF LOTS 1, 2, 3, 4, SECTION 41, PORTIONS OF LOTS 18, 19, SECTION 42, FLOUR BLUFF AND BENCIAL FARM AND GARDEN TRACTS, A MAP OF WHICH IS RECORDED IN VOL. A, PAGE 41, 42, 43, MAP RECORDED IN VOL. A, OF NUECES COUNTY TEXAS.			
DRAWN BY: _____		SCALE: _____	JOB NO: _____
CHK'D BY: _____		DATE: _____	SHEET: _____ OF _____

$\Delta = 74^{\circ} 21' 17''$
 $R = 5649.65'$
 $L = 1012.66'$
 $CH = 1417.19'$

RECORDED

sheet 74987