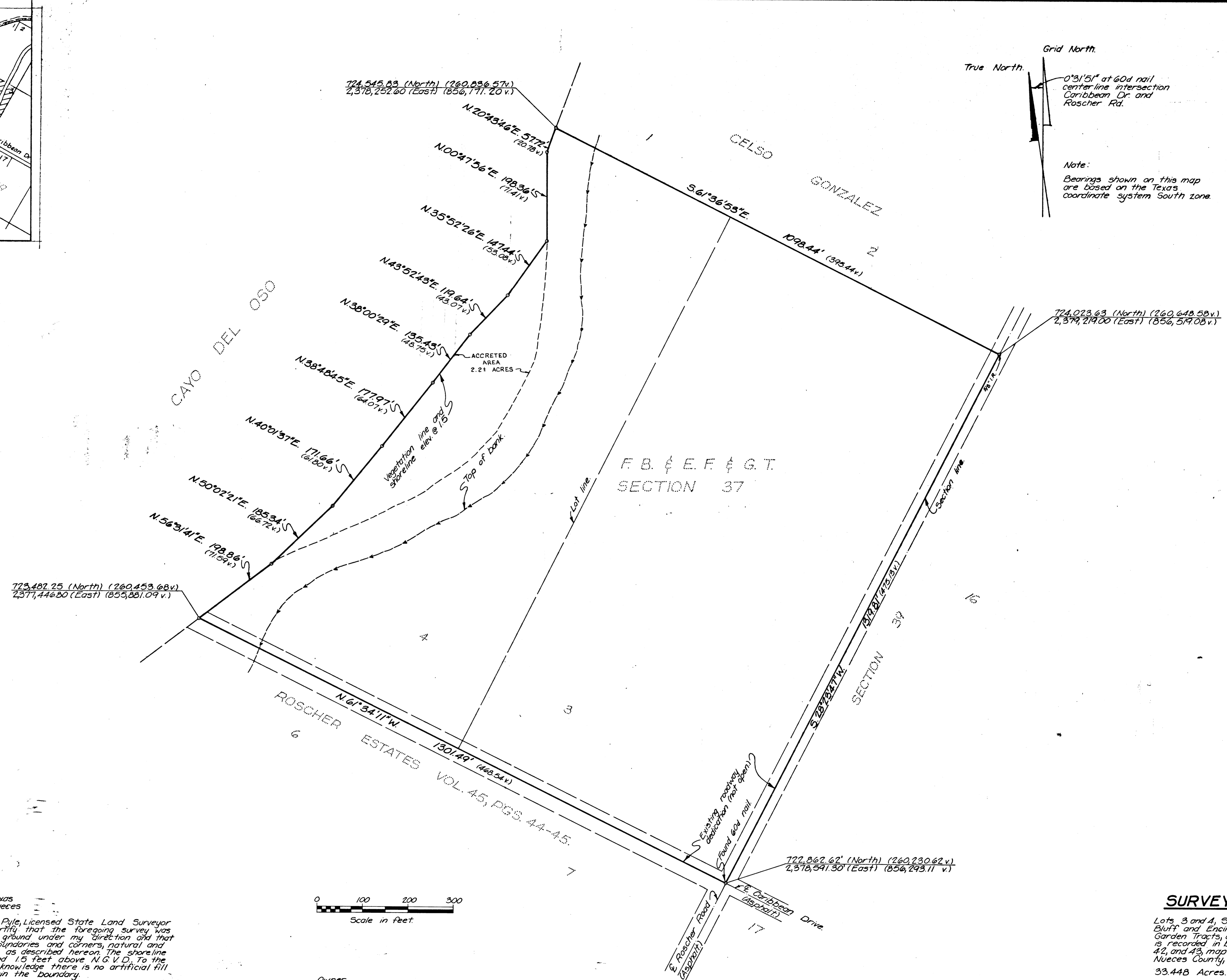
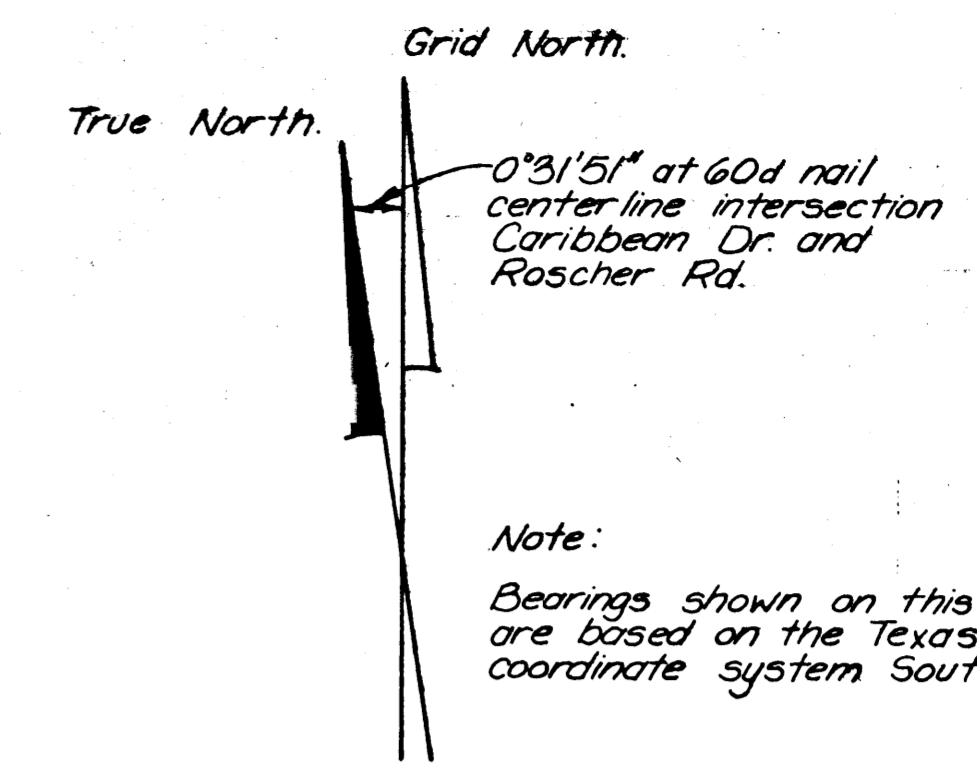


Location Map
Scale: 1"=1,000'

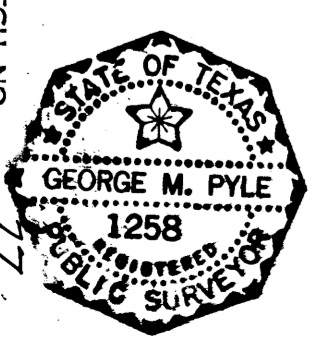


729,482.25 (North) (260,453.68 v.)
2371,446.80 (East) (855,881.09 v.)

727,862.67' (North) (260,230.62 v.)
2,370,591.30 (East) (856,293.11 v.)

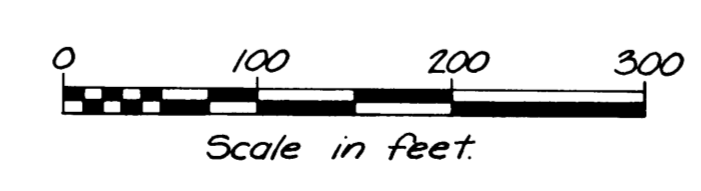
724,023.63 (North) (260,648.58 v.)
2,379,219.00 (East) (856,519.08 v.)

Nueces County, Texas
Plat of Lots 3, 4, 6, 7, Section 37, Flour Bluff and Garden Tracts, a map of which is recorded in book A, pages 41, 42, and 43, map records of Nueces County, Texas.
SURVEYED April 21, 1982 BY George M. Pyle
FILED S-682



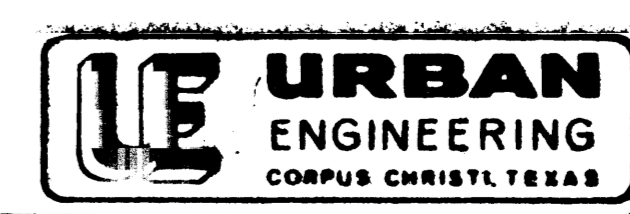
State of Texas
County of Nueces
I, George M. Pyle, Licensed State Land Surveyor do hereby certify that the foregoing survey was made on the ground under my direction and that the limits, boundaries and corners, natural and artificial are as described hereon. The shoreline was established 1.5 feet above N.G.V.D. To the best of my knowledge there is no artificial fill located within the boundary.

By: George M. Pyle
George M. Pyle, R.P.S., L.S.L.S.



Owner
Celso Gonzalez
Guaranty Bank Plaza
Corpus Christi, Texas

SURVEY OF
Lots 3 and 4, Section 37, Flour Bluff and Encinal Farm and Garden Tracts, a map of which is recorded in book A, pages 41, 42, and 43, map records of Nueces County, Texas.
33.448 Acres.
March 22, 1982 Scale: 1"=100'
Job # 21-41



JOB NO. 19602

4-55-85
SECTION 37
FLOUR BLUFF AND GARDEN TRACTS
NUECES COUNTY, TEXAS
FILED S-682

SHEPARD ENGINEERING
11111
CORPUS CHRISTI, TEXAS 78411

New House

Barns

Mobile Home

SE

SITE

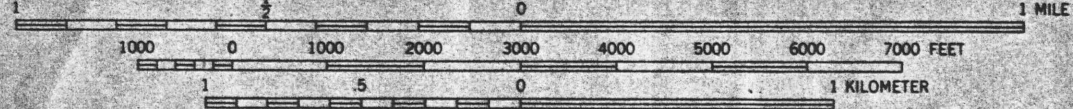
4577-1



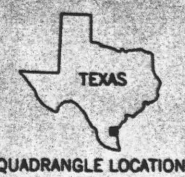


UTM GRID AND 1975 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET
63 64 20' 65 66 (PITA ISLAND) 6539 III SE 67 68 17'30" 69 70 27°37'30" 97°15'

SCALE 1:24 000



CONTOUR INTERVAL 5 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929
DEPTH CURVES AND SOUNDINGS IN FEET—DATUM IS MEAN LOW WATER
SHORELINE SHOWN REPRESENTS THE APPROXIMATE LINE OF MEAN HIGH WATER
THE MEAN RANGE OF TIDE IS NEGLIGIBLE



ROAD CLASSIFICATION

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

○ State Route

visions shown in purple compiled from aerial photographs in 1975. This information not field checked

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U. S. GEOLOGICAL SURVEY, DENVER, COLORADO 80225, OR RESTON, VIRGINIA 22092
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

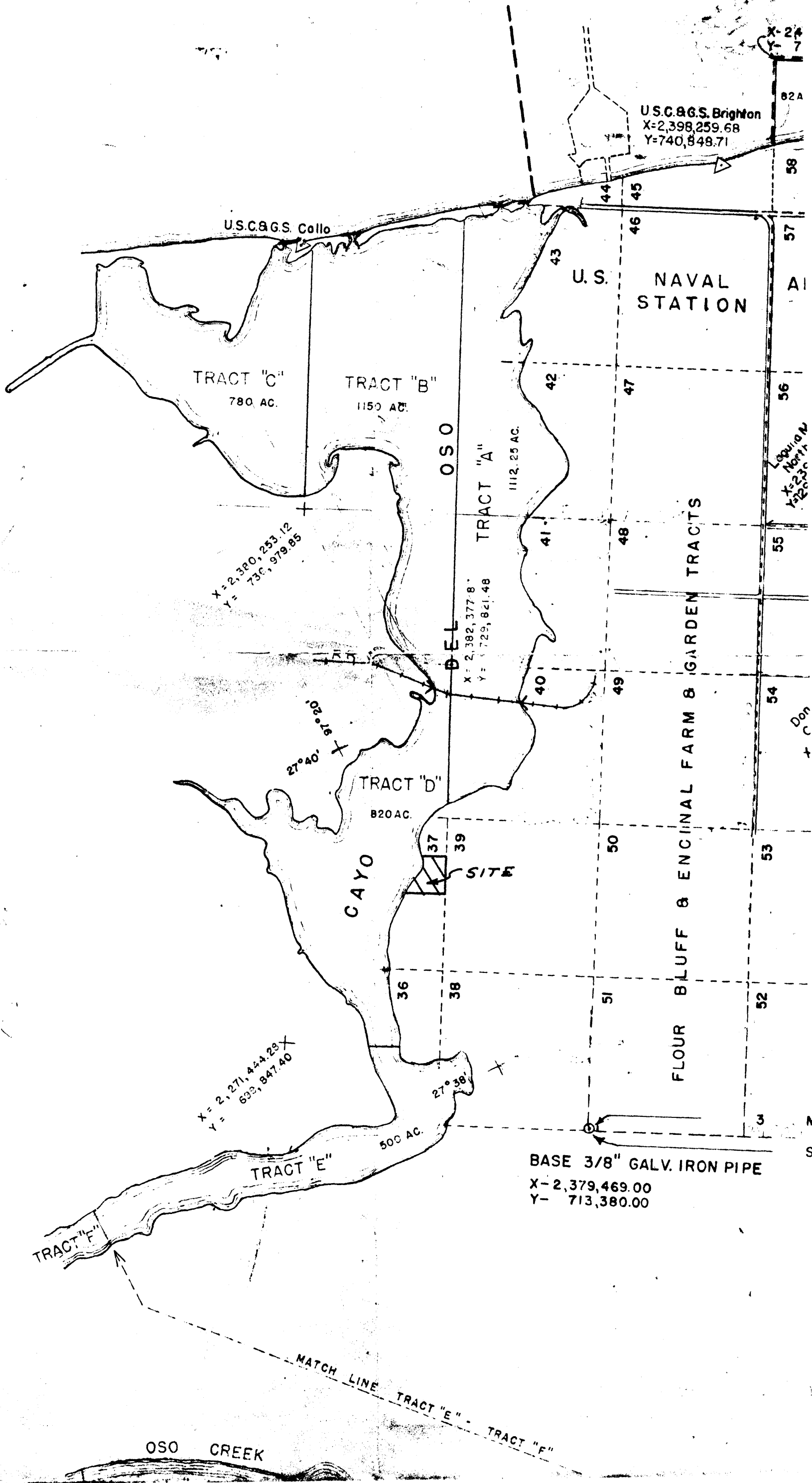
OSO CREEK NE, TEX.
NE/4 OSO CREEK 15' QUADRANGLE
N2737.5—W9715/7.5
1968
PHOTOREVISED 1975
AMS 6539 III NE—SERIES V882

ite that indicates extension of urban areas

587-0

D-485

SI





20' 17'30" 27°37'30" 97°15'

SCALE 1:24000



CONTOUR INTERVAL 5 FEET
DATUM IS MEAN SEA LEVEL
DEPTH CURVES AND SOUNDINGS IN FEET—DATUM IS MEAN LOW WATER
SHORELINE SHOWN REPRESENTS THE APPROXIMATE LINE OF MEAN HIGH WATER
THE AVERAGE RANGE OF TIDE IS APPROXIMATELY 1 FOOT

ROAD CLASSIFICATION
Heavy-duty 4 LANE 16 LANE Light-duty
Medium-duty 4 LANE 16 LANE Unimproved dirt
U. S. Route State Route

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

1951

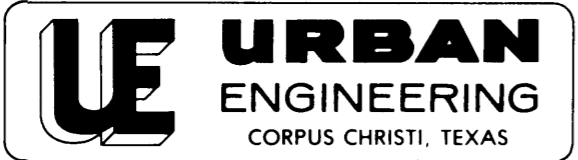
THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U. S. GEOLOGICAL SURVEY, FEDERAL CENTER, DENVER, COLORADO OR WASHINGTON 25, D. C.
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

TRUE NORTH
MAGNETIC NORTH

APPROXIMATE MEAN DECLINATION, 1951

3643

D-485



Job No. 19602

P. O. BOX 6355, 2725 SWANTNER
CORPUS CHRISTI, TEXAS 78411 PHONE 854-3101

April 30, 1982

Job No. 19602
Page 2
April 30, 1982

The 1895 plat of Flour Bluff and Encinal Farm and Garden Tracts (Exhibit No. 1) shows Lot 3 to contain 20 acres and Lot 4 to contain 8.8 acres. The present acreage is 33.448 acres which indicates an accretion of 4.65 acres if the acreage was correct on the 1895 map. An examination of the Exhibits shows an apparent accreted area of approximately 2.2 acres in the center of the shoreline which I have delineated on the plat. This area is low and marshy and covered with the same aquatic vegetation which begins at elevation 1.5'.

In preparing this survey I found an error on the previous survey filed as "Nueces County Rolled Sketch No. 63". The north coordinate of the most northerly corner should be "260,453.68 varas" instead of "260,583.28 varas".

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

Attn: Mr. Herman Forbes, Director of Surveying

Report on survey of the shoreline boundary of Lots 3 and 4, Section 37, Flour Bluff and Encinal Farm & Garden Tracts, Nueces County, Texas.

This report and the accompanying survey plat is being submitted for the purpose of obtaining Land Office approval of the shoreline boundary for platting the property which is adjacent to State Tract D on the Cayo Del Oso, according to regulations of the Coastal Public Lands Management Act of 1973, Art. 5415 e-1, V.A.C.S.

Attached Exhibits:

Exhibit No. 1: Portion of plat of Flour Bluff & Encinal Farm & Garden Tracts recorded on January 20, 1895 in Volume A, Pages 41, 42 and 43 of Map Records of Nueces County, Texas.

Exhibit No. 2: Portion of Oso Creek N.E., Tex 7.5 minute quadrangle, 1951.

Exhibit No. 3: Portion of Sheet No. 1 of map of part of Laguna Madre State Tracts, prepared by General Land Office on November 1, 1946.

Exhibit No. 4: Portion of Oso Creek N.E., Tex 7.5 minute quadrangle, 1965.

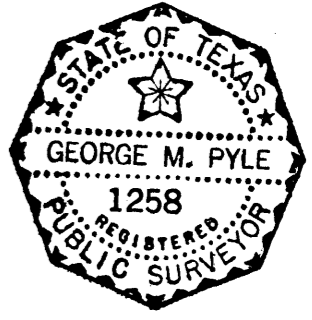
Exhibit No. 5: 1977 aerial photograph.

This survey lies north of and adjoins Lots 5, 6 and 7, Section 37, Flour Bluff and Encinal Farm and Garden Tracts, the shoreline of which you approved on July 31, 1979 and filed in the General Land Office as "Nueces County Rolled Sketch No. 63".

I established the shoreline at elevation 1.5 feet N.G.V.D., and it coincides with the vegetation line as it did on the former survey. The shoreline on this survey is natural and has not been artificially filled.

George M. Pyle
L.S.L.S. - R.P.S. No. 1258

GMP:ak



RECEIVED
MAY 5 1982
General Land Office