

State of Texas
County of Nueces

I, Dan L. Urban, a Registered Professional Land Surveyor for Urban Engineering, have prepared the foregoing map from a survey made on the ground under my direction and is true and correct to the best of my knowledge, information and belief; I have been engaged under contract to set all Lot and Block corners as shown hereon and to complete such operations with due and reasonable diligence consistent with sound professional practice.

This the 27th day of July, 2006
Dan L. Urban
 Dan L. Urban, R.P.L.S.
 Texas License No. 4710



State of Texas
County of Nueces

This final plat of the herein described property was approved by the Department of Development Services of the City of Corpus Christi, Texas.

This the 20 day of OCTOBER, 2006
Mary Frances Teniente
 Mary Frances Teniente, P.E.
 Development Services Engineer

State of Texas
County of Nueces

This final plat of the herein described property was approved on behalf of the City of Corpus Christi, Texas by the Planning Commission.

This the 24th day of AUGUST, 2005
Michael N. Gunning
 Michael N. Gunning, A.I.C.P.
 Secretary
 0905138-NP75

Rudy Bryan Stone
 R. Bryan Stone, Chairman

State of Texas
County of Nueces

I, Diana T. Barrera, Clerk of the County Court in and for said County, do hereby certify that the foregoing instrument dated the 20th day of October, 2006, with its certificate of authentication was filed for record in my office the 20th day of October, 2006. At 1:49 O'clock P.M., and duly recorded the 20th day of October, 2006, at 1:49 O'clock P.M. in said County in Volume 66, Page 36, Map Records.

Witness my hand and seal of the County Court, in and for said County, at office in Corpus Christi, Texas, the day and year last written.

No. 2006054213
 Filed for Record
 at 1:49 O'clock P.M.
October 20, 2006

Diana T. Barrera
 Diana T. Barrera, County Clerk
 Nueces County, Texas
 By: *Deanna Handy*
 Deputy

CURVE	DELTA ANGLE	RADIUS	TANGENT	ARC LENGTH
C1	90°00'24"	15.00'	15.00'	23.56'

LINE	BEARING	DISTANCE
L1	South	100.00'

Plat of
Navigation Pointe
 Block 1, Lot 1

8.615 acres of land out of Lot 2, Block 6, J.C. Russell Farm Blocks, a map of which is recorded in Volume 28, Page 58, Map Records of Nueces County, Texas.

Notes:

- Total platted area contains 8.615 acres of land. (Includes Street Dedication)
- The receiving waters for storm water runoff is the Oso Creek Basin. The TCEQ has not classified the aquatic life use for the Oso Creek, but it is recognized as an environmentally sensitive area. The Oso Creek flows directly into the Oso Bay. The TCEQ has classified the aquatic life use for Oso Bay as "exceptional" and "oyster waters" and categorized the receiving water as "contact recreation" use.
- Bearings are based on the recorded plat of the Village on the Green, a map of which is recorded in Volume 57, Pages 109-115, Map Records of Nueces County, Texas.
- By graphic plotting only, this property is in Zone "C" of the Flood Insurance Rate Map, Community Panel Number 485464 0165 C, City of Corpus Christi, Texas, which bears an effective date of July 18, 1985 and is not in a Special Flood Hazard Area.
- The 20' wide drainage easement located to the west of Lot 1 is dedicated by separate instrument to the public use for the installation, operation and use of public utilities.

State of Texas
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COMMERCIAL INVESTMENT SERVICES, INC., hereby certifies that it is the owner of the lands embraced within the boundaries of the foregoing plat; that it has had said lands surveyed and subdivided as shown; that streets shown are dedicated to the public use forever; that easements as shown are dedicated to the public use for the installation, operation and use of public utilities; and that this map was made for the purpose of description and dedication.

This the 28th day of July, 2006

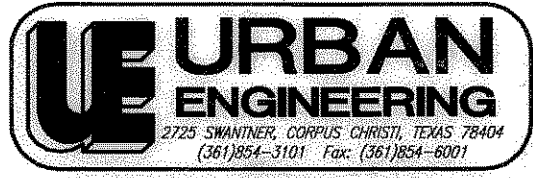
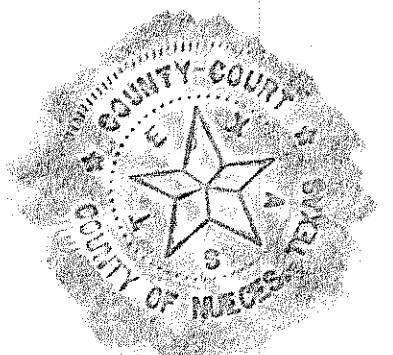
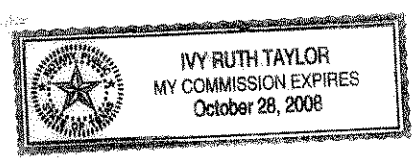
By: C.C.T. NAVIGATION-CAMERON, LP, a Texas Limited Partnership
 By: Merced-Navigation, L.L.C., a Texas Limited Liability Company, General Partner
 By: Merced Housing Texas, a Texas non-profit Corporation, sole member
 By: *Edgar T. Sandoval*
 Edgar T. Sandoval, Vice-President

State of Texas
County of Bexar

This instrument was acknowledged before me by EDGAR T. SANDOVAL, as Vice-President of MERCED HOUSING TEXAS, a Texas non-profit Corporation, as sole member of MERCED-NAVIGATION, L.L.C., a Texas Limited Liability Company, as a General Partner of C.C.T. NAVIGATION-CAMERON, LP, a Texas Limited Partnership.

This the 28th day of July, 2006

Luz R Taylor
 Notary Public in and for the State of Texas



DATE: August 24, 2005
 SCALE: 1"=100'
 JOB NO.: 27700.A5.01
 SHEET: 1 of 1
 DRAWN BY: XG

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