

**Plat of  
Roseland Place  
Block 4, Lots 5A and 5B**

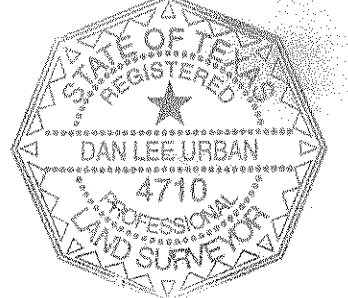
being a replat of Lot 5, Block 4, Roseland Place, a map of which is recorded in Volume 42, Page 172, Map Records of Nueces County, Texas.

- Notes:**
- 1.) Total platted area contains 1.665 acres of land.
  - 2.) Set 5/8 inch iron rods with red plastic cap stamped "URBAN ENGR C.C. TX" at all Lot corners, except where noted.
  - 3.) The receiving waters for storm water from this property is the Corpus Christi Bay. The TCEQ has classified the aquatic life use for the Corpus Christi Bay as "exceptional" and "oyster waters". TCEQ also categorized the Corpus Christi Bay as "contact recreation" use.
  - 4.) Bearings are based on the recorded plat of Lots 3, 4 and 5, Block 4, Roseland Place, a map of which is recorded in Volume 42, Page 172, Map Records of Nueces County, Texas.
  - 5.) By graphic plotting only, this property is in Zone "C" on Flood Insurance Rate Map, Community Panel No. 485464 0168 C, City of Corpus Christi, Texas, which bears an effective date of July 18, 1985 and is not in a Special Flood Hazard Area.
  - 6.) Vehicular access between Lots 5A and 5B shall not obstructed.
  - 7.) If any lot is developed with residential uses, a park settlement fee will be assessed during the permitting phase of the residential development.
  - 8.) Private driveway access to Rambler Street is prohibited.
  - 9.) Access onto Crosstown Expressway (State Highway 286) must comply with TxDOT's Traffic Access Management Plan regulations.

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 26th day of FEBRUARY, 2007  
*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 26th day of February, 2007  
*Juan Perales, Jr.*  
Juan Perales, Jr., P.E.  
Acting 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 10th day of JANUARY, 2007  
*Faryce Goode-Macon*  
Faryce Goode-Macon  
Secretary  
0107003-NP003  
*Rudy Stone for Bryan Stone*  
R. Bryan Stone, Chairman

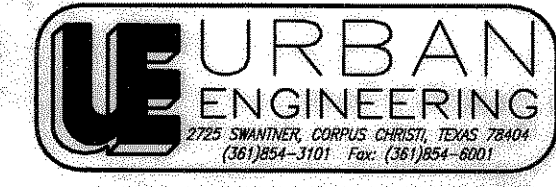
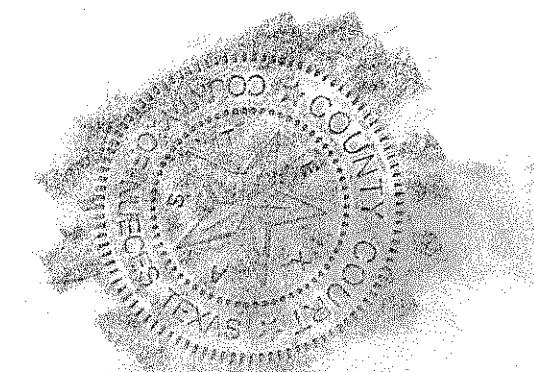
State of Texas  
County of Nueces

I, Diana T. Barrera, Clerk of the County Court in and for said County, do hereby certify that the foregoing instrument dated the 26th day of February, 2007, with its certificate of authentication was filed for record in my office the 27th day of February, 2007. At 9:44 O'clock A. M., and duly recorded the 26th day of February, 2007, at 9:44 O'clock A. M., in said County in Volume 66, Page 115, 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. 2007010420  
Filed for Record  
at 9:44 O'clock A. M.  
February 21, 2007

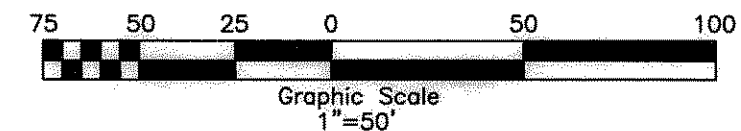
*Diana T. Barrera*  
Diana T. Barrera, County Clerk  
Nueces County, Texas.  
By: *Norma Handy*  
Norma Handy, Deputy



DATE: Dec. 8, 2006  
SCALE: 1"=50'  
JOB NO.: 08611.A6.01  
SHEET: 1 of 1  
DRAWN BY: XG  
© 2006 by Urban Engineering

CURVE	DELTA ANGLE	RADIUS	TANGENT	ARC LENGTH
C1	41°23'46"	20.00'	7.56'	14.45'
C2	131°22'07"	40.00'	88.53'	91.71'

LINE	BEARING	DISTANCE
L1	S61°40'00"E	10.00'
L2	S28°20'00"W	30.00'



State of Texas  
County of Nueces  
Coastal King, Ltd., 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 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 12th day of January, 2007

By: *Robert Hart*  
Robert Hart, President

State of Texas  
County of Nueces  
This instrument was acknowledged before me by Robert Hart, as President of Coastal King, Ltd.

This the 12th day of January, 2007

*P. J. League*  
Notary Public in and for the State of Texas

State of Texas  
County of Hidalgo  
Texas State Bank, hereby certifies that it holds a lien on the property owned by Coastal King, Ltd., as shown on the foregoing map and it approves of the subdivision and dedication for the purposes and considerations therein expressed.

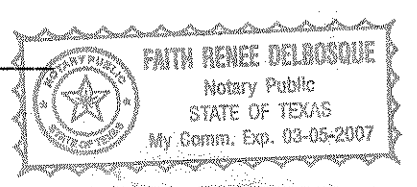
This the 12th day of February, 2007

By: *Thomas F. Lewis*  
Thomas F. Lewis  
Executive Vice-President

State of Texas  
County of Hidalgo  
This instrument was acknowledged before me by Thomas F. Lewis, as Executive Vice-President of Texas State Bank.

This the 12th day of February, 2007

*Faith Renee Delbosque*  
Faith Renee Delbosque  
Notary Public in and for the State of Texas



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