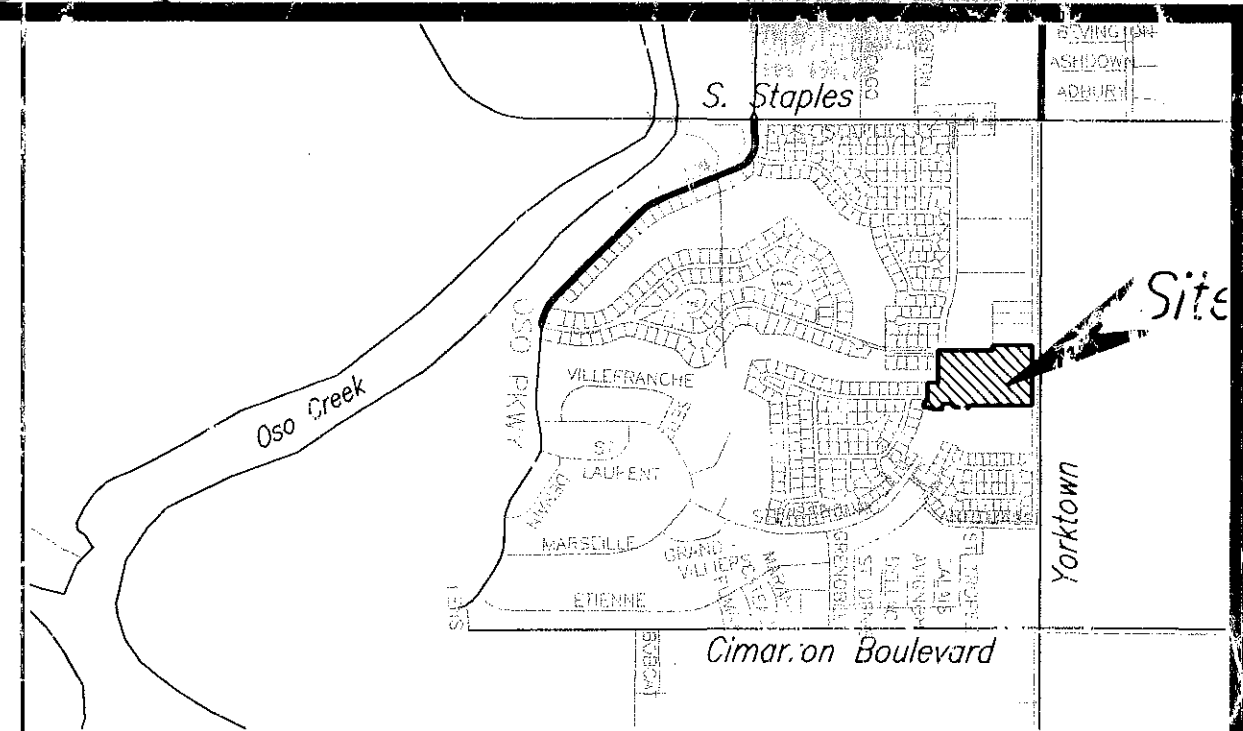


V63 P186

Doc# 2004047283  
Page 2



### Plat of King's Crossing Unit 14A

14.204 acres of land out of Lots 20 and 21, Section 10, Flour Bluff and Encinal Farm and Garden Tracts, a map of which is recorded in Volume A, Pages 4-43, Map Records of Nueces County, Texas.

Curve Table				
CURVE	DELTA ANGLE	RADIUS	TANGENT	ARC LENGTH
C1	01°10'35"	1849.24'	18.99'	37.97'
C2	00°40'02"	1689.24'	9.83'	19.67'
C3	02°31'02"	1549.24'	34.04'	68.07'
C4	02°56'15"	1389.24'	35.62'	71.22'
C5	00°13'58"	1489.24'	3.03'	6.05'
C6	90°00'00"	15.00'	15.00'	23.56'
C7	90°00'00"	15.00'	15.00'	23.56'
C8	90°00'00"	15.00'	15.00'	23.56'
C9	90°00'00"	15.00'	15.00'	23.56'
C10	90°00'00"	15.00'	15.00'	23.56'
C11	27°28'46"	50.00'	49.58'	236.04'
C12	45°14'23"	34.50'	14.37'	27.24'
C13	45°14'23"	34.50'	14.38'	27.24'
C14	90°00'00"	10.00'	10.00'	15.71'
C15	90°00'00"	10.00'	10.00'	15.71'
C16	02°21'04"	1849.24'	37.95'	75.88'
C17	08°49'46"	1824.24'	140.84'	281.12'
C18	08°49'46"	1799.24'	138.91'	277.27'
C19	92°21'04"	10.00'	10.42'	16.12'
C20	85°29'16"	10.00'	9.24'	14.92'
C21	45°14'23"	34.50'	14.37'	27.24'
C22	180°28'46"	50.00'	11950.00'	157.50'
C23	45°14'23"	34.50'	14.38'	27.24'
C24	90°00'00"	10.00'	10.00'	15.71'
C25	04°19'02"	1849.24'	69.70'	139.34'
C26	10°30'51"	1549.24'	142.55'	284.30'
C27	10°41'26"	1519.24'	142.15'	283.47'
C28	03°02'17"	1489.24'	39.49'	78.96'
C29	97°50'10"	15.00'	17.21'	25.61'
C30	85°17'31"	15.00'	13.82'	22.33'
C31	04°42'29"	1489.24'	61.22'	122.37'
C32	08°09'45"	1689.24'	120.53'	240.65'
C33	08°49'46"	1689.24'	130.42'	260.32'

Notes:

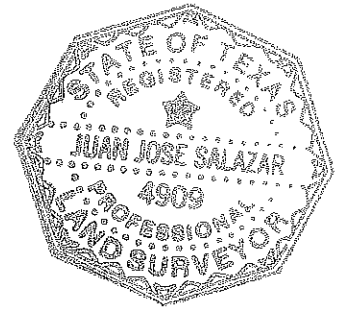
- Total platted area contains 14.204 acres of land.
- Set 5/8 inch iron rods with red plastic cap stamped "URBAN ENGR C.C. TX" at all Lot corners, except where noted.
- The receiving waters for storm water from this property is the Oso Creek Basin. As of the date of this plat, the receiving waters are not classified by the TDEC as having "Exceptional" aquatic life, but it is recognized as an environmentally sensitive area.
- Bearings are based on the recorded plat of King's Crossing Unit 4, a map of which is recorded in Volume 58, Pages 126, Map Records of Nueces County, Texas.
- By graphic plotting only, this property is in Zone "C" on Flood Insurance Rate Map, Community Panel No. 485494 0520 D, City of Corpus Christi, Texas, which bears an effective date of June 4, 1987 and is not in a Special Flood Hazard Area.
- No driveway access to be permitted onto Loire Boulevard and Yorktown Boulevard.
- The 7.50 foot wide utility easement shown adjacent to the southeast boundary of Lots 1-7, Block 3 and the 5 foot wide utility easement shown adjacent to the southeast boundary of Lot 54, Block 2 are dedicated to the public use for the installation, operation and use of public utilities.

State of Texas  
County of Nueces

I, Juan J. Salazar, 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 18<sup>th</sup> day of August, 2004

Juan J. Salazar  
Juan J. Salazar, R.P.L.S.  
Texas License No. 4909



State of Texas  
County of Nueces

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

This the 1<sup>st</sup> day of Sept, 2004

Angel R. Escobar, P.E.  
Angel R. Escobar, P.E./R.P.L.S.  
Director of Engineering Services

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 15<sup>th</sup> day of January, 2003

Michael N. Gunning per David Beranga Sr.  
Michael N. Gunning, Secretary  
David Beranga, Sr., Chairman  
1202149-P81

State of Texas  
County of Nueces

I, Diana J. Barrera, Clerk of the County Court in and for said County, do hereby certify that the foregoing instrument dated the 13 day of September, 2004, with its certificate of authentication was filed for record in my office the 13 day of September, 2004, at 9:55 O'clock A.M., and duly recorded the 13 day of September, 2004, at 9:55 O'clock A.M. in said County in Volume 103, Pages 186 & 187, Map Records.

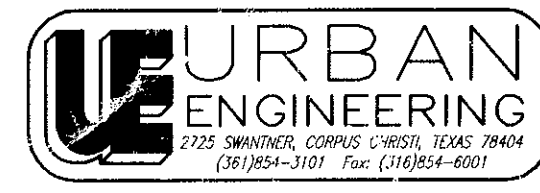
Witness my hand and seal of the County Court, in and for said County, at office in Corpus Christi, Texas, the day and year last written.

No. 2004047283  
Filed for Record  
at 9:55 O'clock A.M.  
September 13, 2004

Diana J. Barrera  
Diana J. Barrera, County Clerk  
Nueces County, Texas  
By: Jamela B. Arriaga  
Deputy

Clerk County Court  
Nueces County, Texas

By: Jamela B. Arriaga  
Deputy



DATE: AUG. 6, 2004  
SCALE: 1"= 60'  
JOB NO.: 20354.14.00  
SHEET: 1 OF 2  
DRAWN BY: RR

State of Texas  
County of Nueces

KING'S CROSSING REALTY, LTD., a Texas Limited Partnership, 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 18<sup>th</sup> day of August, 2004

By: SHELL LAND MANAGEMENT COMPANY, INC., a Texas corporation

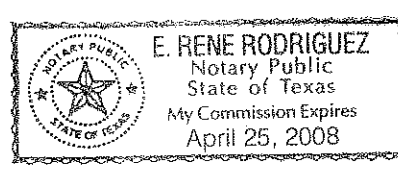
John Wallace  
JOHN WALLACE, Vice-President

State of Texas  
County of Nueces

This instrument was acknowledged before me by JOHN WALLACE, as Vice-President of SHELL LAND MANAGEMENT COMPANY, INC., a Texas Corporation, and the corporation acknowledged this instrument as KING'S CROSSING REALTY, LTD., a Texas Limited Partnership, on behalf of said partnership.

This the 18<sup>th</sup> day of August, 2004

E. Rene Rodriguez  
Notary Public in and for the State of Texas



Lot 20, Section 10  
Flour Bluff and Encinal Farm and Garden Tracts  
Vol. A, Pgs. 41-43, Map  
Records of Nueces County, Texas  
(Owner: King's Crossing Realty, LTD.)

Lot 1, Block 2  
King's Crossing Unit 13  
Vol. 60, Pg. 164, Map  
Records of Nueces County, Texas

2.235 Acres out of  
Lot 20, Section 10  
Flour Bluff and Encinal Farm and Garden Tracts  
Vol. A, Pgs. 41-43, Map  
Records of Nueces County, Texas  
(Owner: Travis M. Burt)

Lot 1, Block 25  
King's Crossing Unit 1 Phase 3  
Vol. 59, Pgs. 183-188, Map  
Records of Nueces County, Texas

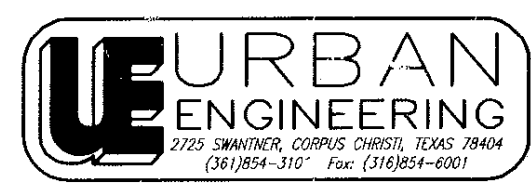
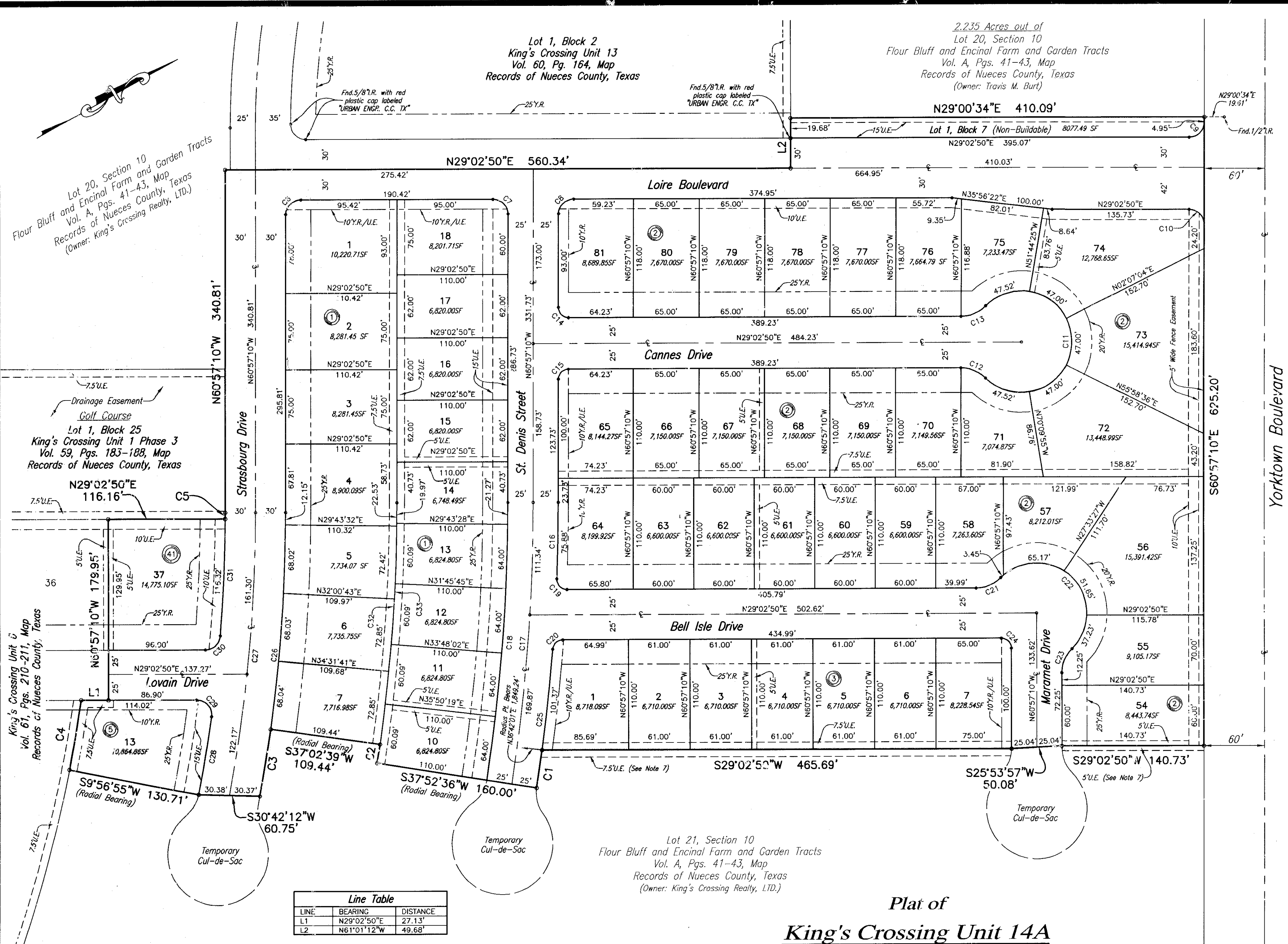
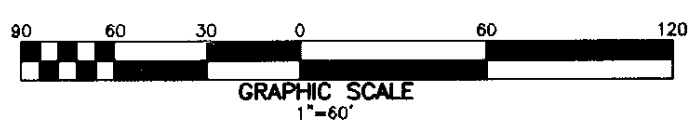
King's Crossing Unit 6  
Vol. 61, Pgs. 210-211, Map  
Records of Nueces County, Texas

Lot 21, Section 10  
Flour Bluff and Encinal Farm and Garden Tracts  
Vol. A, Pgs. 41-43, Map  
Records of Nueces County, Texas  
(Owner: King's Crossing Realty, LTD.)

### Plat of King's Crossing Unit 14A

14.204 acres of land out of Lots 20 and 21, Section 10, Flour Bluff and Encinal Farm and Garden Tracts, a map of which is recorded in Volume A, Pages 41-43, Map Records of Nueces County, Texas.

LINE	BEARING	DISTANCE
L1	N29°02'50"E	27.13'
L2	N61°01'12"W	49.68'



DATE: AUG. 6, 2004  
SCALE: 1"= 60'  
JOB NO.: 20354.14.00  
SHEET: 2 OF 2  
DRAWN BY: RR