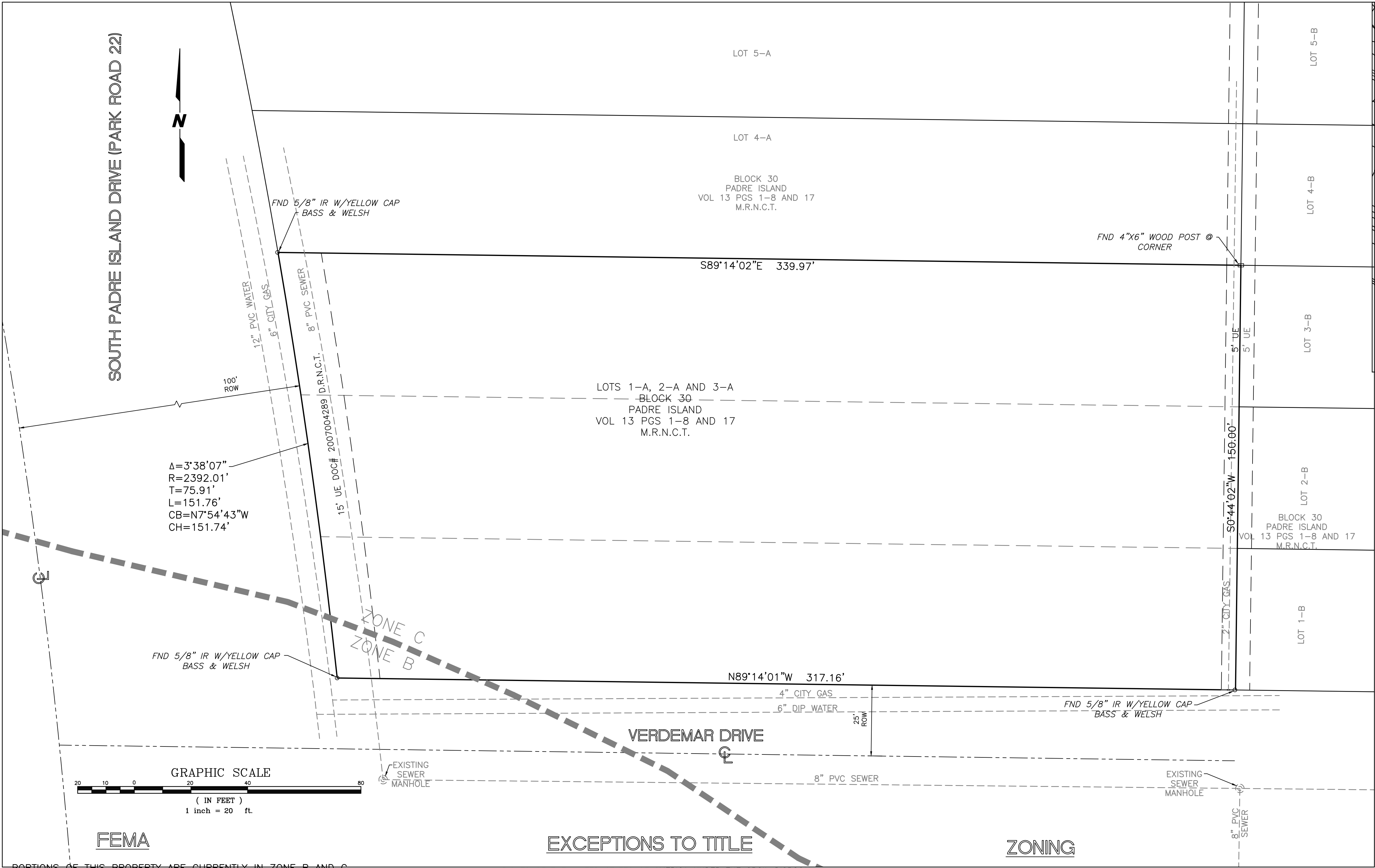


DATE: 04-16-18 13:21 PM DRAWING NO: LITS PLOTS/SCALE: 1:1 XREF: 18010-0-BASE



LOCATION MAP
Scale: 1"=800'

NOTES:

1. THERE IS NO VISIBLE EVIDENCE OF CEMETERIES ON SUBJECT PROPERTY.
2. THERE IS NO VISIBLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS WITHIN RECENT MONTHS.
3. THERE IS NO VISIBLE EVIDENCE OF ANY CHANGES IN STREET RIGHT-OF-WAY LINES EITHER COMPLETED OR PROPOSED, AND AVAILABLE FROM THE CONTROLLING JURISDICTION, NOR IS THERE OBSERVABLE EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS. NOTE ANTICIPATED REQUIREMENT FOR EASEMENT DEDICATION.
4. THERE IS NO VISIBLE EVIDENCE OF SITE USE AS A SOLID WASTE DUMP, SUMP, OR SANITARY LANDFILL.
5. UTILITIES LINES SHOWN WERE TAKEN FROM CITY RECORDS AND WERE NOT SURVEYED IN THE FIELD

- g. RIGHTS OF THE UNITED STATES OF AMERICA UNDER THE SPOIL DISPOSAL AND RIGHT-OF-WAY EASEMENT DATED AUGUST 21, 1947, BY AND BETWEEN ARROYO COLORADO NAVIGATION DISTRICT AND UNITED STATES OF AMERICA, RECORDED UNDER CLERK'S FILE NO. 250737, VOLUME 382, PAGE 307, DEED RECORDS OF NUECES COUNTY, TEXAS.(NOT APPLICABLE TO SURVEYED PROPERTY SITE IS 7000 FEET FROM CL GULF INTRACOASTAL WATERWAY)
- i. EASEMENT DATED MAY 29, 1950, FROM PADRE ISLAND LAND CATTLE COMPANY TO NUECES COUNTY, RECORDED UNDER CLERK'S FILE NO. 304483, VOLUME 474, PAGE 287, DEED RECORDS OF NUECES COUNTY, TEXAS.(TRACT B IS PARK ROAD 22 AND MATCHES DATA ON PLAT OF PADRE ISLAND No1, SHEET 1, VOLUME 13 PAGE 1 M.R.N.C.T.). DOES NOE AFFECT SURVEYED PROPERTY
- m. RIGHT OF WAY AND EASEMENT DATED AUGUST 1, 1950, FROM PADRE ISLAND INVESTMENT CORPORATION TO CENTRAL POWER AND LIGHT COMPANY, RECORDED UNDER CLERK'S FILE NO. 308674, VOLUME 481, PAGE 411, DEED RECORDS OF NUECES COUNTY, TEXAS.(TO CONSTRUCT "OVER,ON, ALONG AND ACROSS STREETS, ALLEYS AND UTILITY EASEMENTS ON PADRE ISLAND) AFFECTS SURVEYED PROPERTY ONLY TO THE EXTENT OF THE 5' EASEMENT ALONG EAST BOUNDARY
- n. RIGHT OF WAY EASEMENT DATED FEBRUARY 16, 1954, FROM PADRE ISLAND DEVELOPMENT COMPANY TO NUECES COUNTY, RECORDED UNDER CLERK'S FILE NO. 304484, VOLUME 474, PAGE 299, DEED RECORDS OF NUECES COUNTY, TEXAS.(AGREE TO QUIT CLAIM ROW'S IN ITEM L TO THE STATE) DOES NOT AFFECT SURVEYED PROPERTY
- o. ALL RIGHTS OF THE COUNTY OF NUECES AND/OR STATE OF TEXAS, IF ANY, UNDER AGREEMENT BETWEEN PADRE ISLAND LAND DEVELOPMENT COMPANY AND NUECES COUNTY, DATED JUNE 29, 1950, RECORDED UNDER CLERK'S FILE NO. 305876, VOLUME 476, PAGE 562, DEED RECORDS OF NUECES COUNTY, TEXAS.(AGREE TO DEED QUICK CLAIM ROW'S TO THE STATE) DOES NOT AFFECT SURVEYED PROPERTY

PROPERTY IS CURRENTLY ZONED CR-2
RESORT COMMERCIAL (BARRIER ISLAND)

AREA

49163 SQ. FT.
1.129 ACRES

ADDRESS

14270 & 1427 SOUTH PADRE ISLAND DRIVE
CORPUS CHRISTI, TEXAS 78410

SURVEYOR'S CERTIFICATE

TO: LIP, LCC AND NATIONAL INVESTOR'S TITLE INSURANCE COMPANY, UNDER GF# 184812904

THIS IS TO CERTIFY THAT THIS MAP IS AN ACCURATE REPRESENTATION OF A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION OF THE PROPERTY HERE-ON.
SURVEY COMPLIES WITH SPECIFICATIONS FOR A TEXAS SOCIETY OF PROFESSIONAL LAND SURVEYORS CATEGORY 1A, CONDITION III SURVEY

THERE ARE NO ENCROACHMENTS.

THIS THE 4th DAY OF APRIL 2018.

BASS & WELSH ENGINEERING MURRAY BASS, JR.
REGISTERED PROFESSIONAL LAND SURVEYOR



BASS & WELSH ENGINEERING
CONSULTING ENGINEERS AND SURVEYORS
3054 SOUTH ALAMEDA STREET 78404
P.O. BOX 6397 78466-6397
TELEPHONE: (361) 882-5521
FACSIMILE: (361) 882-1265
FIRM REGISTRATION NO. F-52
CORPUS CHRISTI, TEXAS

LAND TITLE SURVEY

CORPUS CHRISTI, TEXAS

REV. NO. DATE DESCRIPTION APPR. BY:

DATE: 3-7-18
SCALE: 1"=30'
JOB NO.: 18010
DESIGN BY: MB Jr
DRAWN BY: JC
SURVEYED BY: JH
COMP. FILE: 18010
FIELD BK. NO:

SHEET NO.

1

OF 1 SHEETS