

STATE OF TEXAS  
COUNTY OF NUECES

We, Gary L. Martin and Mina K. Martin, do hereby certify that we are the owners of the property referred to as Spring Estates Unit 1, that all easements & street right-of-ways as shown are dedicated to the public for the installation, operation and maintenance of public streets and utilities and we adopt this plat for the purposes of description and dedication this 7th day of March, 2002.

Gary L. Martin  
Gary L. Martin  
Owner

Mina K. Martin  
Mina K. Martin  
Owner

STATE OF TEXAS  
COUNTY OF NUECES

Before me, the undersigned authority, on this day personally appeared Gary L. Martin and Mina K. Martin, proven to me to be the persons whose signatures they made on the foregoing instrument of writing, and they acknowledged to me that they executed the same for the purposes and considerations therein expressed and in the capacity stated. Given under my hand and seal of office, this 7th day of March, 2002.

Maria H. Garcia  
Notary Public



STATE OF TEXAS  
COUNTY OF NUECES

We, AmericanBank, do hereby certify that we are the holders of a lien on the property referred to as Spring Estates Unit 1, and that we approve of the subdivision and dedication for the purposes and considerations expressed this 8th day of March, 2002.

James T. Pickett  
James T. Pickett  
Construction Lending Officer

STATE OF TEXAS  
COUNTY OF NUECES

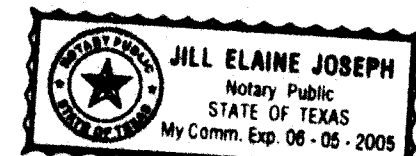
This plat approved by the Department of Engineering Services, City of Corpus Christi, Texas, this 10th day of April, 2002.

Angel R. Escobar, P.E.  
Angel R. Escobar, P.E.  
Director of Engineering Services

STATE OF TEXAS  
COUNTY OF NUECES

Before me, the undersigned authority, on this day personally appeared James T. Pickett, proven to me to be the person whose signature he made on the foregoing instrument of writing, and he acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacity stated. Given under my hand and seal of office, this 8th day of March, 2002.

Jill Elaine Joseph  
Notary Public



STATE OF TEXAS  
COUNTY OF NUECES

This plat approved by the Planning Commission of the City of Corpus Christi, Texas, this 11th day of October, 2000.

David Berlanga Sr. Chairman  
Michael N. Gunning Secretary

02-030

STATE OF TEXAS  
COUNTY OF NUECES

I, Albert E. Franco, Jr., Registered Professional Land Surveyor, do hereby certify that the foregoing map was prepared from surveys made on the ground under my supervision, that said survey is, to the best of my knowledge, true and correct, and that corners not existing shall be set by me or under my direction without delay, and that said property is wholly located within the limits of the City of Corpus Christi. This the 7th day of March, 2002.

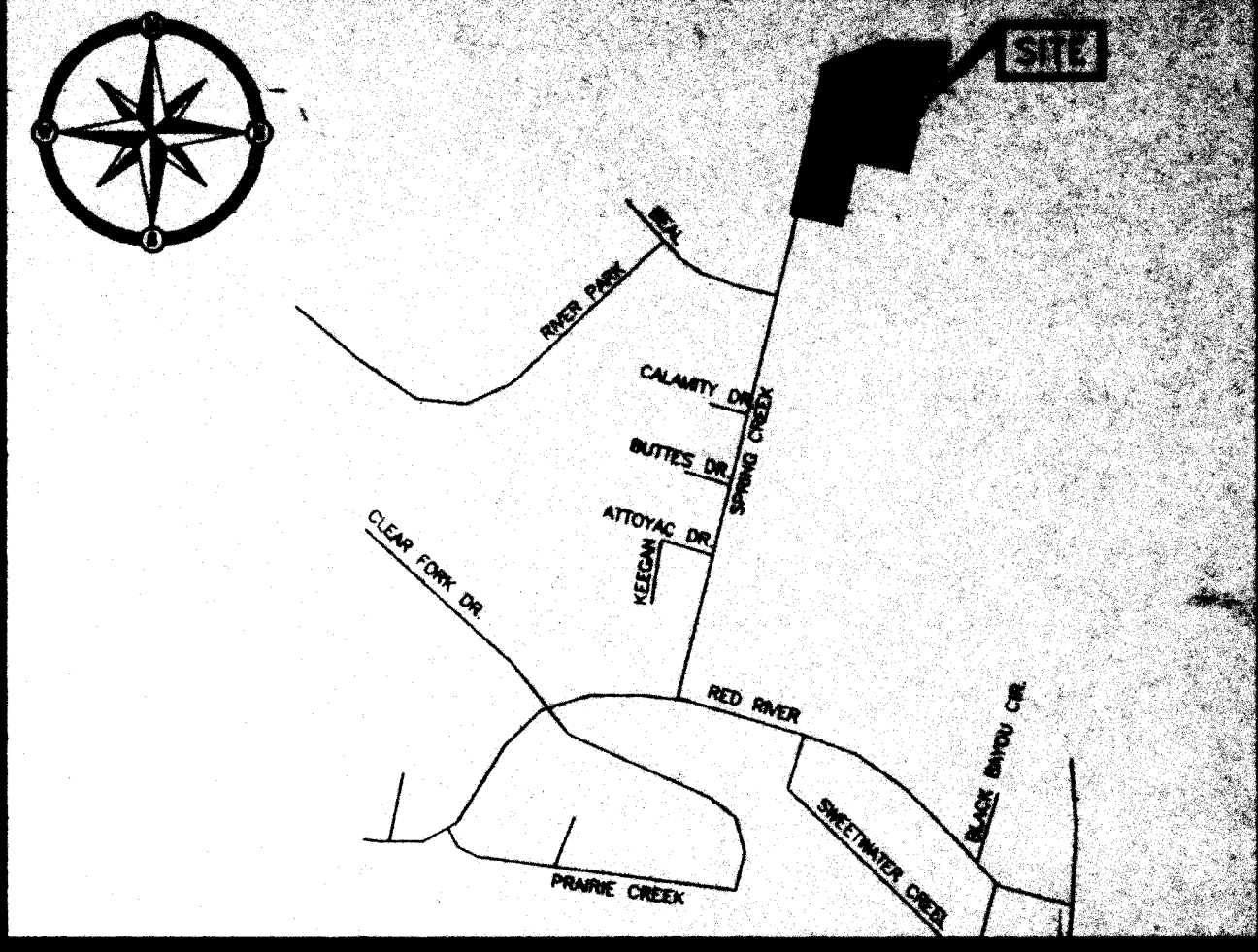
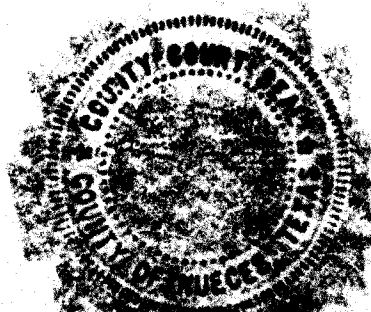
Albert E. Franco, Jr.  
Albert E. Franco, Jr., R.P.L.S.  
Texas License No. 4471



STATE OF TEXAS  
COUNTY OF NUECES

I, Ernest Briones, Clerk of the County Court in and for Nueces County, Texas, hereby certify that the foregoing map of Spring Estates Unit 1, dated the 7th day of March, 2002, with its certificate of authentication was filed for record in my office this 12th day of April, 2002 at 9:46 o'clock A. m. and duly recorded in Volume 61, Page(s) 193-193, Map Records of Nueces County, Texas. Witness my hand and seal of said court at office in Corpus Christi, Texas, this the 12th day of April, 2002.

Ernest Briones  
Ernest Briones, Nueces County Clerk



VICINITY MAP  
0 400 800 1600 2400



engineering-diving-surveying  
P.O. Box 2927 (78403)  
820 Buffalo Street (78401)  
Corpus Christi, Texas  
phone: 361.887.8851  
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e-mail: rve@rve-inc.com  
website: www.rve-inc.com

# Plat of SPRING ESTATES Unit 1 Page 1 of 2

No. 2002016596  
FILED FOR RECORD  
AT 9:46 O'CLOCK A.M.

APR 12 2002

ERNEST M. BRIONES  
CLERK COUNTY COURT  
NUECES COUNTY, TEXAS

MARLOUISE MARTINEZ

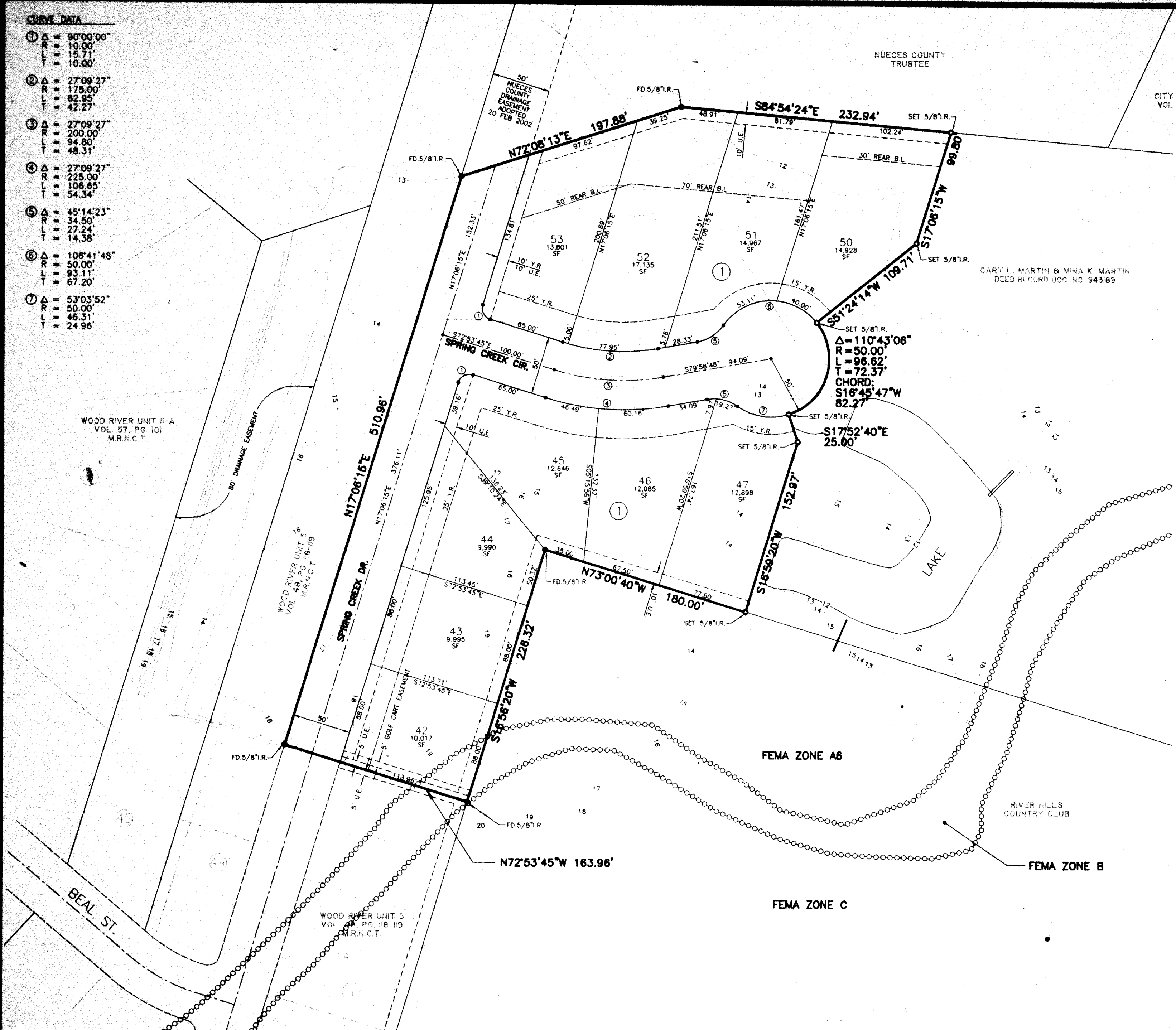
BEING 3.986 ACRES OF LAND MORE OR LESS, OUT OF 22.086 ACRES OF LAND MORE OR LESS, SITUATED IN NUECES COUNTY, TEXAS; LYING EAST OF WOOD RIVER UNIT 5, AS RECORDED IN VOL. 48, PGS. 118-119, MAP RECORDS OF NUECES COUNTY, TEXAS; AND WEST OF HAZEL BAZEMORE NUECES COUNTY PARK; AND BEING OUT OF A 400 ACRE TRACT AS RECORDED IN VOL. 300, PG. 153, NUECES COUNTY DEED RECORDS; ALSO BEING A PORTION OF THE MARIANO L. DE HERRERA GRANT, ABSTRACT NO. 606, BEING THAT SAME TRACT (CALLED 22.13 ACRES) CONVEYED TO GARY L. MARTIN AND MINA K. MARTIN BY DEED RECORDED IN DOCUMENT NO. 943189 OF THE OFFICIAL PUBLIC RECORDS OF NUECES COUNTY, TEXAS.



engineering-diving-surveying  
P.O. Box 2927 (78403)  
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phone: 361.887.8851  
fax: 361.887.8855  
e-mail: rva@rva-inc.com  
website: www.rva-inc.com

**CURVE DATA**

①	Δ = 90°00'00"
	R = 10.00'
	L = 15.71'
	T = 10.00'
②	Δ = 27°09'27"
	R = 175.00'
	L = 82.95'
	T = 42.27'
③	Δ = 27°09'27"
	R = 200.00'
	L = 94.80'
	T = 48.31'
④	Δ = 27°09'27"
	R = 225.00'
	L = 106.65'
	T = 54.34'
⑤	Δ = 45°14'23"
	R = 34.50'
	L = 27.24'
	T = 14.38'
⑥	Δ = 106°41'48"
	R = 50.00'
	L = 93.11'
	T = 67.20'
⑦	Δ = 53°03'52"
	R = 50.00'
	L = 46.31'
	T = 24.96'

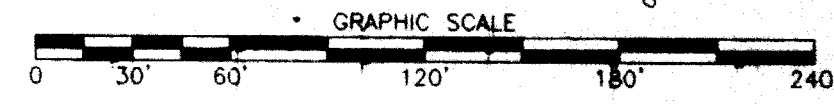
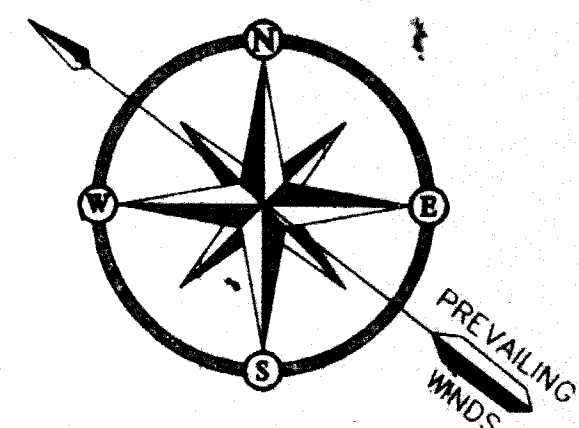


CITY OF CORPUS CHRISTI  
VOL. 2278, PGS. 786-790

GARY L. MARTIN & MINA K. MARTIN  
DEED RECORD DOC. NO. 943189

**NOTES:**

1. THE PROPERTY IS LOCATED WITHIN FEMA ZONES A6 & B, BASE FLOOD ELEVATION WITHIN ZONE A6 IS 15 FT. (NGVD 1929).
2. THE FLOOD BOUNDARY AS SHOWN ON THIS PLAT WAS INTERPOLATED FROM THE FEDERAL EMERGENCY MANAGEMENT MAP COMMUNITY-PANEL NUMBER 485494 0257 C, DATED MARCH 18, 1985, AND IS SUBJECT TO CHANGE.
3. FLOOD ELEVATION OF RESIDENTIAL STRUCTURES BELOW THE BASE FLOOD ELEVATIONS AS INDICATED ON THE FLOOD HAZARD BOUNDARY MAP IS PROHIBITED AND IS SUBJECT TO REGULATIONS CONTAINED IN THE CORPUS CHRISTI FLOOD HAZARD PREVENTION CODE.
4. RECEIVING WATERS ARE THE NUECES RIVER, WHICH HAS NO EXCEPTIONAL AQUATIC LIFE.



Plat of  
**SPRING  
 ESTATES**  
 Unit 1  
 Page 2 of 2

BEING 3.986 ACRES OF LAND MORE OR LESS, OUT OF 22.086 ACRES OF LAND MORE OR LESS, SITUATED IN NUECES COUNTY, TEXAS; LYING EAST OF WOOD RIVER UNIT 5, AS RECORDED IN VOL. 48, PGS. 118-119, MAP RECORDS OF NUECES COUNTY, TEXAS; AND WEST OF HAZEL BAZEMORE NUECES COUNTY PARK; AND BEING OUT OF A 400 ACRE TRACT AS RECORDED IN VOL. 300, PG. 153, NUECES COUNTY DEED RECORDS, ALSO BEING A PORTION OF THE MARIANO L. DE HERRERA GRANT, ABSTRACT NO. 606, BEING THAT SAME TRACT (CALLED 22.13 ACRES) CONVEYED TO GARY L. MARTIN AND MINA K. MARTIN BY DEED RECORDED IN DOCUMENT NO. 943189 OF THE OFFICIAL PUBLIC RECORDS OF NUECES COUNTY, TEXAS.