

STATE OF TEXAS  
COUNTY OF NUECES

We, Barjon Development Ltd., do hereby certify that we are the owner of the property referred to as Kitty Hawk 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 6th day of September, 2007.

*John Bratton*  
Barjon Development, Ltd.  
John Bratton, Owner

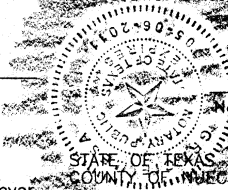
STATE OF TEXAS  
COUNTY OF NUECES

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. This the 6th day of September, 2007.

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

STATE OF TEXAS  
COUNTY OF NUECES

Before me, the undersigned authority, on this day personally appeared John Bratton, 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. Given under my hand and seal of office this 6th day of September, 2007.



*Grace B. Jara*  
Notary Public

STATE OF TEXAS  
COUNTY OF NUECES

This plat approved by the Planning Commission of the City of Corpus Christi, Texas, this 27th day of July, 2007.

*R. Bryan Stone*  
R. Bryan Stone, Chairman

*Faryce Goode-Mallon*  
Faryce Goode-Mallon, Secretary  
0705108-PO48

STATE OF TEXAS  
COUNTY OF NUECES

This plat approved by the Department of Development Services, City of Corpus Christi, Texas, this 11th day of September, 2007.

*Juan Perales, Jr.*  
Juan Perales, Jr., P.E.  
Development Services Engineer

STATE OF TEXAS  
COUNTY OF NUECES

I, Diana J. Barrera, Clerk of the County Court in and for Nueces County, Texas, hereby certify that the foregoing map of Kitty Hawk Unit 1 dated the 6th day of September, 2007, with its certificate of authentication was filed for record in my office this 13th day of September, 2007 at 2:50 o'clock p.m. and duly recorded in Volume 67, Page(s) 24, Map Records of Nueces County, Texas. Witness my hand and seal of said court at office in Corpus Christi, Texas, this the 13th day of September, 2007.

*Diana J. Barrera*

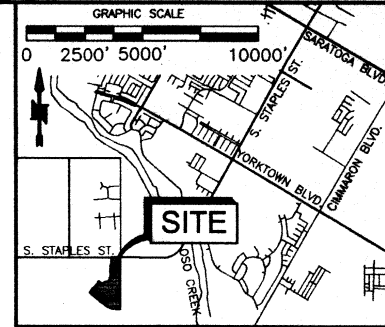
Diana Barrera,  
Nueces County Clerk  
*Cherina Ramirez*

STATE OF TEXAS  
COUNTY OF NUECES

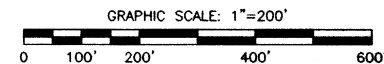
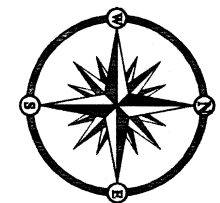
Approved by the Corpus Christi-Nueces County Health Department. This the 9th day of September, 2007. Any private water supply and/or sewage system shall be approved by the Corpus Christi-Nueces County Health Department prior to installation.

*Harvey Ausbie*  
Harvey Ausbie  
Acting Program Manager

CURVE DATA				
CURVE#	DELTA	RADIUS	TANGENT	LENGTH
1	16°21'56"	1141.00'	164.07'	325.90'
2	70°50'08"	246.00'	174.94'	304.13'
3	40°16'13"	901.50'	330.53'	633.62'
4	90°00'00"	10.00'	10.00'	15.71'
5	30°50'08"	470.00'	129.62'	252.95'
6	30°50'08"	500.00'	137.89'	269.09'
7	30°50'08"	530.00'	146.16'	285.24'
8	77°03'18"	10.00'	7.97'	13.45'
9	14°07'24"	530.00'	65.66'	130.65'
10	70°50'08"	500.00'	355.56'	618.16'
11	70°50'08"	470.00'	334.23'	581.07'
12	48°11'33"	530.00'	237.04'	445.79'
13	37°33'49"	150.00'	51.01'	98.34'
14	37°33'49"	180.00'	61.21'	118.01'
15	37°33'49"	120.00'	40.81'	78.67'
16	85°45'22"	10.00'	9.29'	14.97'
17	16°34'23"	50.00'	350.00'	142.89'
18	36°52'12"	50.00'	16.67'	32.18'
19	40°00'00"	138.00'	50.23'	96.34'
20	40°00'00"	168.00'	61.15'	117.29'
21	40°00'00"	108.00'	39.31'	75.40'
22	90°01'54"	10.00'	10.01'	15.72'



P.O. Box 2927 (78403)  
820 Buffalo Street (78401)  
Corpus Christi, Texas  
phone: 361.887.8851  
fax: 361.887.8855  
e-mail: rve@rve-inc.com  
website: www.rve-inc.com

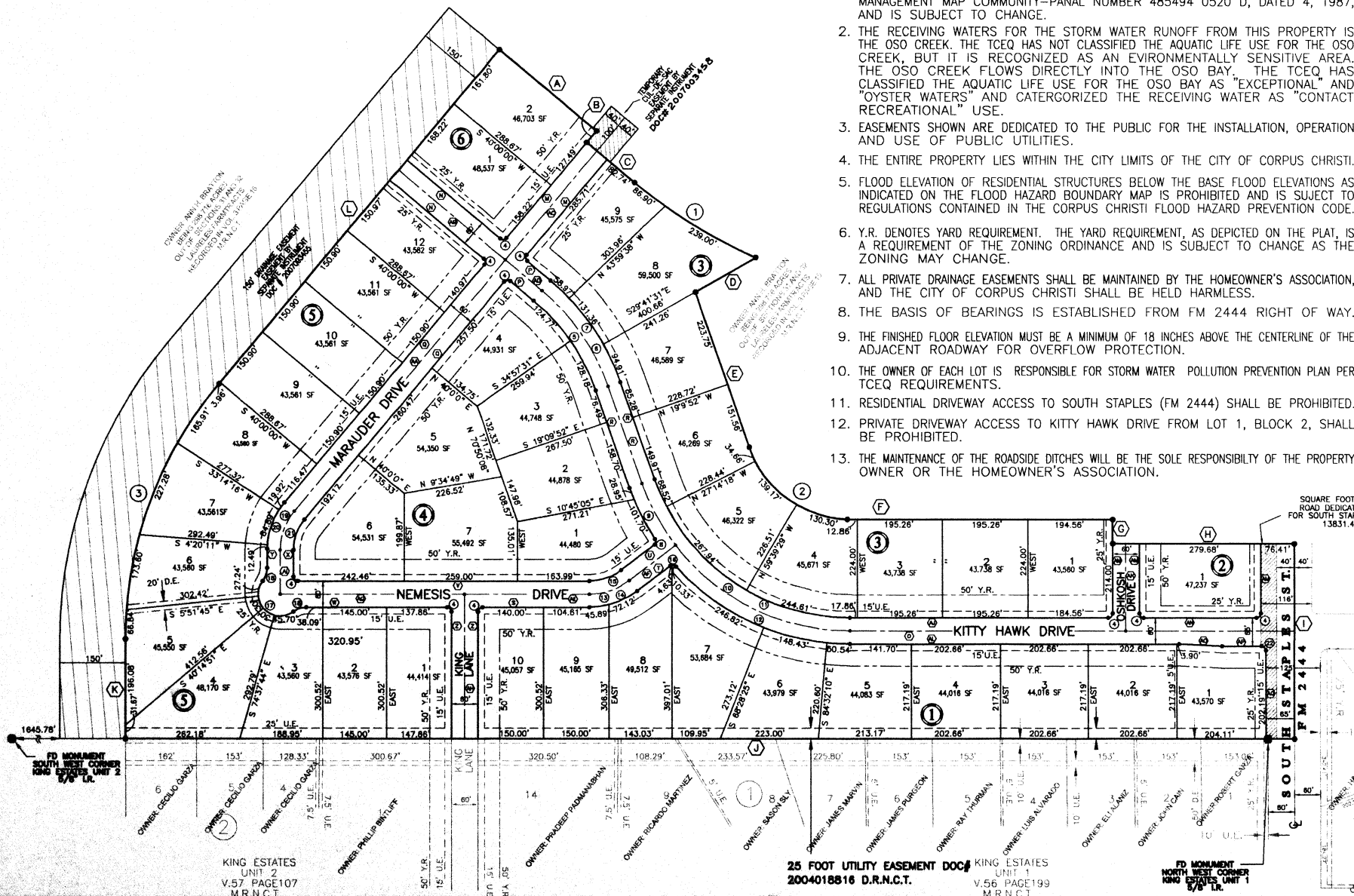


LEGEND

- FEMA FLOOD ZONE
- OWNER
- ENGINEER
- PROPERTY LINE
- R.O.W. CENTERLINE
- BLOCK LINE
- LOT LINE
- YARD REQUIREMENT
- EASEMENT
- ADJACENT PROPERTY LINE
- STORM DRAINAGE EASEMENT
- SECTION LINE
- CENTERLINE
- FOUND MONUMENTS

NOTES:

- THE ENTIRE PROPERTY IS LOCATED WITHIN FEMA ZONE 'C'. THE FLOOD BOUNDARY AS SHOWN ON THIS PLAT WAS INTERPOLATED FROM THE FEDERAL EMERGENCY MANAGEMENT MAP COMMUNITY-PANAL NUMBER 485494 0520 D, DATED 4, 1987, AND IS SUBJECT TO CHANGE.
- THE RECEIVING WATERS FOR THE STORM WATER RUNOFF FROM THIS PROPERTY IS THE OSO CREEK. 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 THE OSO BAY AS "EXCEPTIONAL" AND "OYSTER WATERS" AND CATERGORIZED THE RECEIVING WATER AS "CONTACT RECREATIONAL" USE.
- EASEMENTS SHOWN ARE DEDICATED TO THE PUBLIC FOR THE INSTALLATION, OPERATION AND USE OF PUBLIC UTILITIES.
- THE ENTIRE PROPERTY LIES WITHIN THE CITY LIMITS OF THE CITY OF CORPUS CHRISTI.
- 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.
- Y.R. DENOTES YARD REQUIREMENT. THE YARD REQUIREMENT, AS DEPICTED ON THE PLAT, IS A REQUIREMENT OF THE ZONING ORDINANCE AND IS SUBJECT TO CHANGE AS THE ZONING MAY CHANGE.
- ALL PRIVATE DRAINAGE EASEMENTS SHALL BE MAINTAINED BY THE HOMEOWNER'S ASSOCIATION, AND THE CITY OF CORPUS CHRISTI SHALL BE HELD HARMLESS.
- THE BASIS OF BEARINGS IS ESTABLISHED FROM FM 2444 RIGHT OF WAY.
- THE FINISHED FLOOR ELEVATION MUST BE A MINIMUM OF 18 INCHES ABOVE THE CENTERLINE OF THE ADJACENT ROADWAY FOR OVERFLOW PROTECTION.
- THE OWNER OF EACH LOT IS RESPONSIBLE FOR STORM WATER POLLUTION PREVENTION PLAN PER TCEQ REQUIREMENTS.
- RESIDENTIAL DRIVEWAY ACCESS TO SOUTH STAPLES (FM 2444) SHALL BE PROHIBITED.
- PRIVATE DRIVEWAY ACCESS TO KITTY HAWK DRIVE FROM LOT 1, BLOCK 2, SHALL BE PROHIBITED.
- THE MAINTENANCE OF THE ROADSIDE DITCHES WILL BE THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER OR THE HOMEOWNER'S ASSOCIATION.



SQUARE FOOTAGE OF ROAD DEDICATION AREA FOR SOUTH STAPLES STREET 13831.4 SF

# Plat of KITTY HAWK UNIT 1

BEING 51.284 ACRES OUT OF A 350.00 ACRE TRACT OF LAND OUT OF THE SOUTH HALF OF SECTION 31 AND THE NORTH HALF OF SECTION 32, LAURELES FARM TRACTS, A MAP OF WHICH IS RECORDED IN VOLUME 3, PAGE 15, MAP RECORDS OF NUECES COUNTY, TEXAS.