

**Field Notes Description:**

Fieldnotes for an 1.584 acre tract being all of Lots 1-6, and portion of Lots 7-12, Hampton Addition, a map of which is recorded in Volume A, Page 23, Map Records of Nueces County, Texas; said 1.595 acre tract being more fully described by metes and bounds as follows:

Beginning at a 1 inch iron pipe found on the south boundary of Furman Avenue, a public roadway and for the west boundary of Carancahua Street, a public roadway, same being the northeast corner of said Lot 1 and for this tract;

Thence, South 00°02'00" East, along the west boundary of said Carancahua Street, a distance of 169.61 feet to a 5/8 inch iron rod with red plastic cap stamped "URBAN ENGR C.C. TX" set for the point of curvature of a circular curve to the right whose radius point bears North 69°09'42" West a distance of 99.24, having a central angle of 20°39'12", a radius of 99.24 feet, a tangent length of 18.08 feet and an arc length of 35.77 feet;

Thence, along said circular curve to the right an arc length of 35.77 feet to the point of tangency and a corner of this tract from which point a found 1 inch iron pipe bears South 37°13'22" West 0.22 feet;

Thence, South 41°22'30" West, a distance of 123.20 feet to a point on the north boundary of Hancock Street, a public roadway, for the southeast corner of this tract, from which point a found 1 inch iron pipe bears North 79°27'20" East 0.22 feet;

Thence, South 89°58'00" West, along the north boundary of said Hancock Street, a distance of 50.09 feet for the southwest corner of said Lot 10 and a corner of this tract, from which point a found 1 inch iron pipe bears North 16°43'18" East 0.31 feet;

Thence, North 00°02'00" West, along the west boundary of said Lot 10, a distance of 3.45 feet to a 5/8 inch iron rod with red plastic cap stamped "URBAN ENGR C.C. TX" set for a corner of this tract;

Thence, North 44°58'00" West, a distance of 200.00 feet to a 5/8 inch rod with red plastic cap stamped "URBAN ENGR C.C. TX" set for a corner of this tract;

Thence, North 00°02'00" West, along the east boundary of Tancachua Street, a public roadway, a distance of 147.40 feet to a point on the south boundary of said Furman Avenue and for the northwest corner of said Lot 6, and for this tract, from which point a found 1 inch iron pipe bears South 89°58'00" West 0.11 feet;

Thence, North 89°58'00" East, along the south boundary of said Furman Avenue, a distance of 291.26 feet to the Point of Beginning and containing 1.584 Acres (68,979.44 square feet) of land.

**General Notes:**

- 1.) Bearings based on the south boundary of Furman Avenue same being the north boundary of this tract as monumented on the ground as North 89°58'00" East.
- 2.) Some features shown on this survey may be out of scale for clarity.
- 3.) Declaration is made to original purchaser of the survey. It is not transferable to any additional or subsequent owners.
- 4.) This survey was prepared from field data obtained on February 21, 2006.

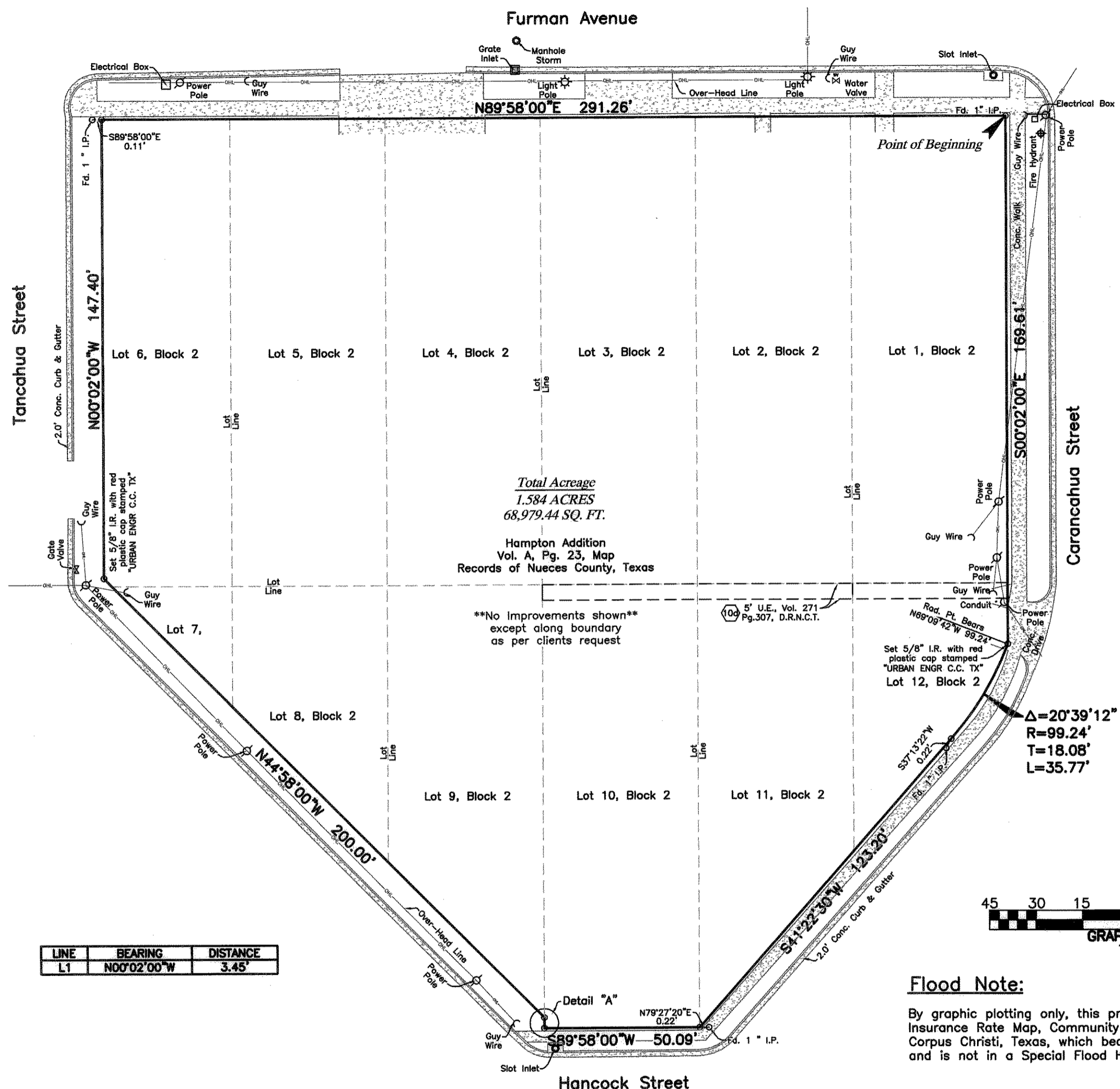
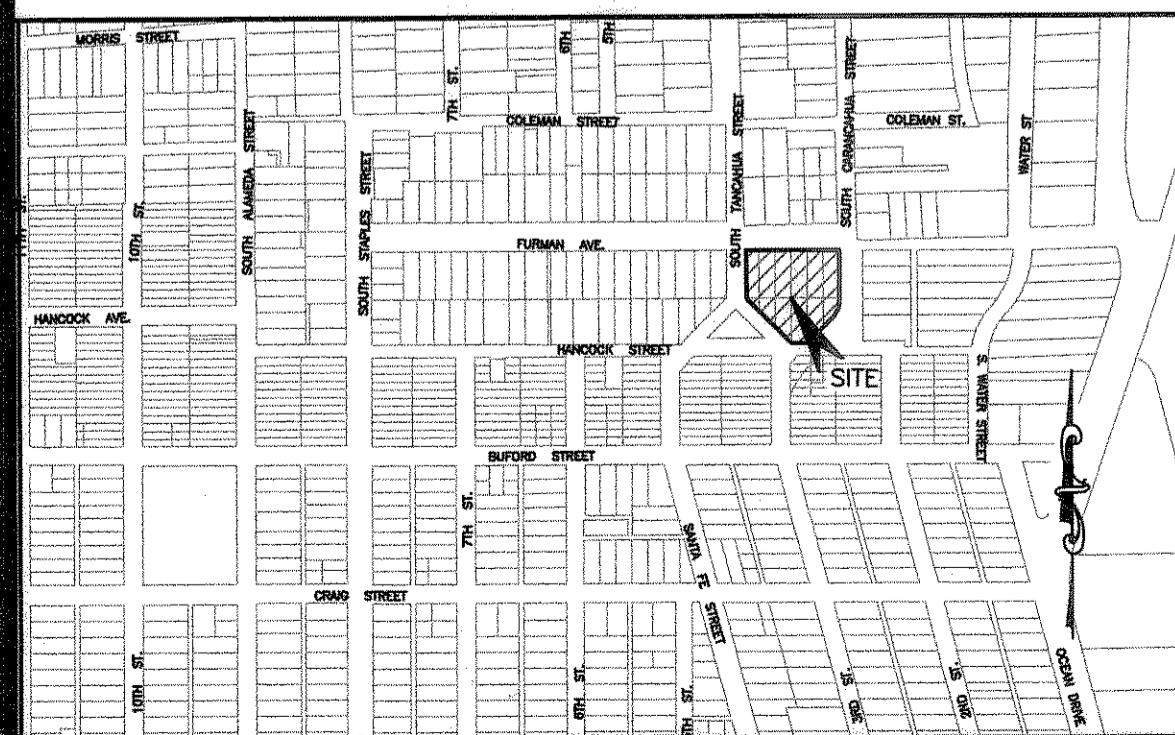
**Title Commitment:**

This survey does not constitute a title search by the surveyor. All information regarding record easements, adjoiners, and other documents that might affect the quality of a title to tract shown hereon was gained from Title Commitment prepared by:

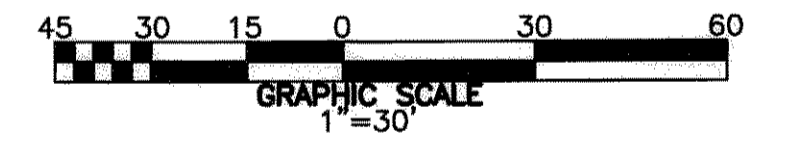
San Jacinto Title Services  
G.F. No. 040213110  
Effective Date: May 18, 2004 at 8:00 a.m.  
Issued Date: May 27, 2004

10d Right of Way dated July 22, 1941 executed by Herman F. Heep and Minnie B. Heep to the City of Corpus Christi, a municipal corporation recorded under Clerk's File No. 166015, Volume 271, Page 307, Deed Records of Nueces County, Texas. (Does affect the subject property as shown on survey.)

LOCATION MAP N.T.S.



LINE	BEARING	DISTANCE
L1	N00°02'00"W	3.45'



**Flood Note:**

By graphic plotting only, this property is in Zone "C" of the Flood Insurance Rate Map, Community Panel Number 485464 0167 C, City of Corpus Christi, Texas, which bears an effective date of July 18, 1985 and is not in a Special Flood Hazard Area.

**Surveyors Certificate:**

We, Urban Engineering, have made an on the ground field survey, under my direction and supervision, of the property legally described hereon; all observable, aboveground evidence of buildings, structures and other improvements situated on the premises have been shown; said property has access to and from a dedicated roadway; this survey substantially conforms to the current Manual of Practice for Professional Surveyors in Texas, published by the Texas Society of Professional Surveyors, for a Category 1A, Condition 2 Land Title Survey.

URBAN ENGINEERING

*[Signature]*  
Dan L. Urban, R.P.L.S.  
License No. 4710



REV. BY	DATE	DESCRIPTION	APPROVED
 2725 SWANTNER, CORPUS CHRISTI, TEXAS 78404-6355 (361) 854-3101 FAX: (361) 854-6001			
BOUNDARY SURVEY OF			
An 1.584 acre tract being all of Lots 1-5, and portion of Lots 6-12, Hampton Addition, a map of which is recorded in Volume A, Page 23, Map Records of Nueces County, Texas.			
DRAWN BY: DL		SCALE: 1" = 30'	JOB NO: 40473.00.00
CHK'D. BY:		DATE: 3/23/06	SHEET: 1 OF: 1