

STATE OF TEXAS  
COUNTY OF NUECES

I, ARNOLD P. LEAL, DO HEREBY CERTIFY THAT I AM THE OWNER OF THE LANDS EMBRACED WITHIN HOLLY INDUSTRIAL SUBDIVISION, LOT 1-B, CORPUS CHRISTI, NUECES COUNTY, TEXAS; THAT I HAVE HAD SAID LAND SURVEYED AND SUBDIVIDED AS SHOWN ON THE FOREGOING MAP; THAT ALL STREETS AND ALLEYS SHOWN ARE DEDICATED TO THE USE OF THE PUBLIC; THAT ALL UTILITY EASEMENTS SHOWN HEREON ARE DEDICATED TO THE PUBLIC FOR THE INSTALLATION, OPERATION AND USE OF THE PUBLIC UTILITIES; THAT THE FOREGOING MAP HAS BEEN PREPARED FOR THE PURPOSE OF DESCRIPTION AND DEDICATION, THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2015.

ARNOLD P. LEAL

STATE OF TEXAS  
COUNTY OF NUECES

BEFORE ME, THE UNDERSIGNED AUTHORITY, A NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS, ON THIS DAY PERSONALLY APPEARED ARNOLD P. LEAL, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME IN CAPACITY THEREIN STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 2015.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES: \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF NUECES

I, EDWARD L. SAMPLE, A REGISTERED PROFESSIONAL LAND SURVEYOR, HAVE PREPARED THE FOREGOING FINAL PLAT OF HOLLY INDUSTRIAL SUBDIVISION, LOT 1-B, FROM A SURVEY MADE ON THE GROUND, UNDER MY SUPERVISION, THAT THIS PLAT IS TRUE AND CORRECT AND THAT ALL LOT CORNERS ARE ESTABLISHED AS SHOWN HEREON. THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 2015.

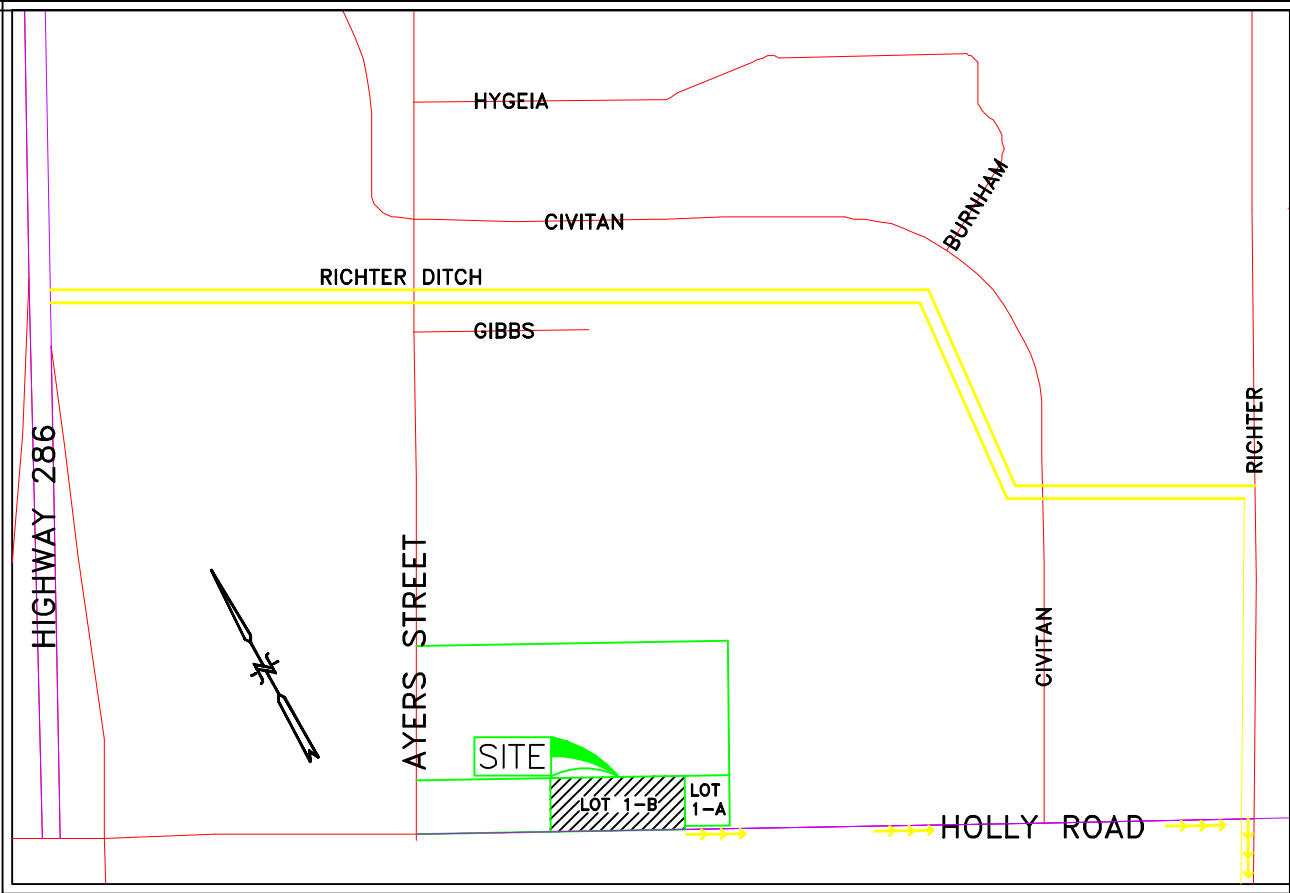
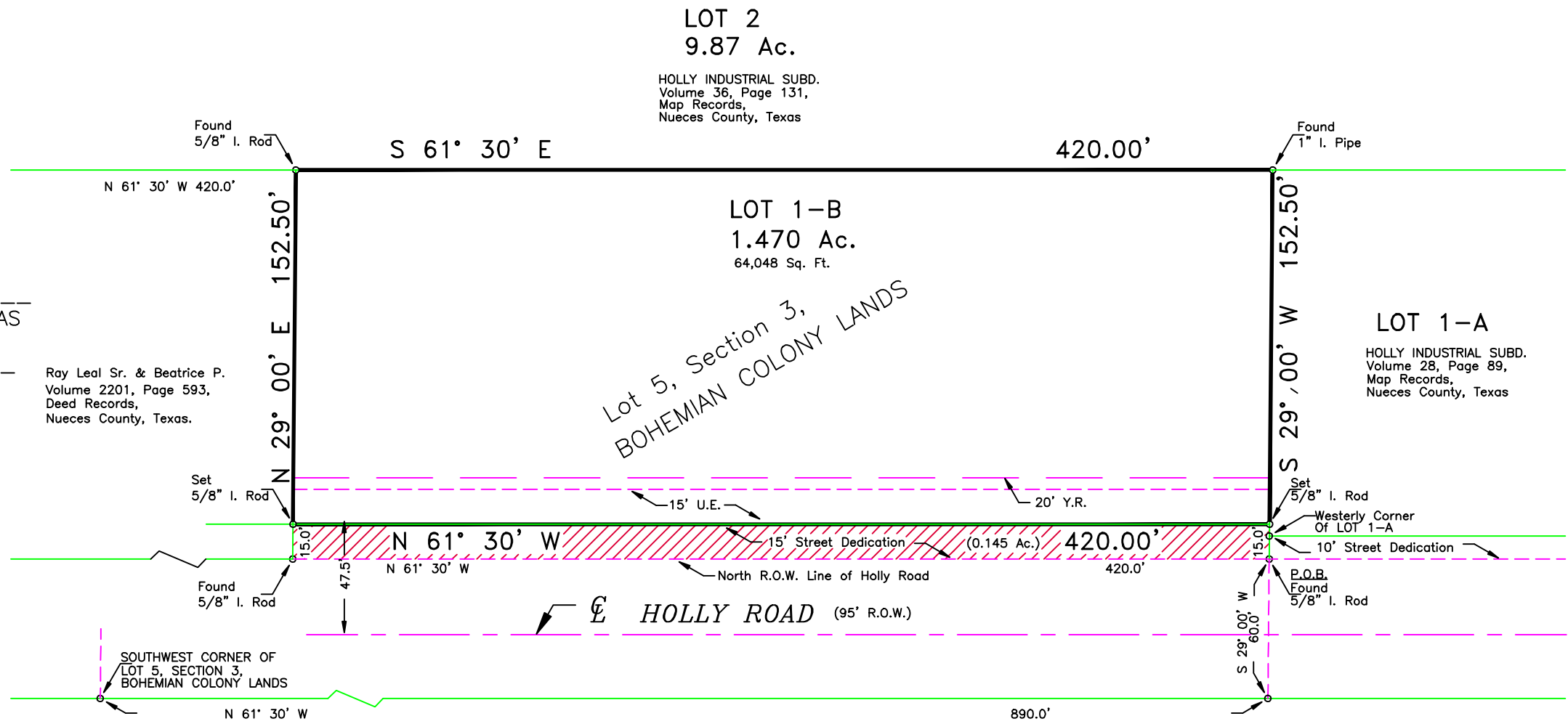
EDWARD L. SAMPLE  
REGISTERED PROFESSIONAL  
LAND SURVEYOR  
TEXAS LICENSE No. 3534

NOTES:

- 1) SET 5/8 INCH IRON RODS AT CORNERS UNLESS OTHERWISE NOTED.
- 2) TOTAL AREA BEING PLATTED IS 1.615 ACRES (INCLUDING THE STREET DEDICATION)
- 3) BY GRAPHIC SCALING ONLY, THIS PROPERTY LIES IN ZONE C (AREA OF MINIMAL FLOODING) AS PER THE NATIONAL FLOOD INSURANCE PROGRAM MAP OF COMMUNITY No. 485464, PANEL No. 0285, SUFFIX "C", HAVING AN EFFECTIVE DATE OF JULY 18, 1985.
- 4) BEARINGS BASED ON THE NORTH R.O.W. LINE OF HOLLY ROAD AS SHOWN ON THE PLAT RECORDED IN VOLUME A, PAGE 48, MAP RECORDS OF NUECES COUNTY, TEXAS, ALSO BEING THE NORTH RIGHT-OF-WAY LINE OF HOLLY ROAD, HAVING A BEARING OF N 61° 30' W.
- 5) THE YARD REQUIREMENT AS DEPICTED, IS A REQUIREMENT OF THE UNIFIED DEVELOPMENT CODE AND IS SUBJECT TO CHANGE AS THE ZONING MAY CHANGE.
- 6) THE RECEIVING WATER FOR THE STORM WATER RUNOFF FROM 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 INTO THE OSO BAY. THE TCEQ HAS CLASSIFIED THE AQUATIC LIFE USE FOR THE OSO BAY AS "EXCEPTIONAL" AND "OYSTER WATERS" AND CATEGORIZED THE RECIEVING WATER AS "CONTACT RECREATION" USE.

*FINAL PLAT OF  
HOLLY INDUSTRIAL SUBDIVISION  
LOT 1-B*

BEING A PLAT OF A 1.615 ACRE TRACT OF LAND BEING THE EAST ONE-HALF OF A PORTION OF LOT FIVE (5), SECTION THREE (3), BOHEMIAN COLONY LANDS, AS SHOWN BY MAP RECORDED IN VOLUME A, PAGE 48, MAP RECORDS, NUECES COUNTY, TEXAS, AND BEING DESCRIBED IN DOC. No. 2010017558, OFFICIAL PUBLIC RECORDS, NUECES COUNTY, TEXAS.



LOCATION MAP  
Scale: 1" = 600'

STATE OF TEXAS  
COUNTY OF NUECES

THIS FINAL PLAT OF THE HEREIN DESCRIBED PROPERTY WAS APPROVED BY THE DEPARTMENT OF DEVELOPMENT SERVICES OF THE CITY OF CORPUS CHRISTI, TEXAS. THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 2015.

RATNA POTTUMUTHU, P.E., LEAD AP  
DEVELOPMENT SERVICES ENGINEER

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 \_\_\_\_ DAY OF \_\_\_\_\_, 2015.

WILLIAM J. GREEN, P.E.  
INTERIM SECRETARY  
1015142-NP108 (15-21000041)

ERIC VILLARREAL, P.E.  
CHAIRMAN

STATE OF TEXAS  
COUNTY OF NUECES

I, KARA SANDS, CLERK OF THE COUNTY COURT IN AND FOR SAID COUNTY, DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE \_\_\_\_ DAY OF \_\_\_\_\_, 2015, WITH ITS CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE THE \_\_\_\_ DAY OF \_\_\_\_\_, 2015 AT \_\_\_\_ O'CLOCK \_\_\_\_ M. AND DULY RECORDED THE \_\_\_\_ DAY OF \_\_\_\_\_, 2015 AT \_\_\_\_ O'CLOCK \_\_\_\_ M. IN SAID COUNTY IN VOLUME \_\_\_\_\_, PAGE \_\_\_\_\_, MAP RECORDS.

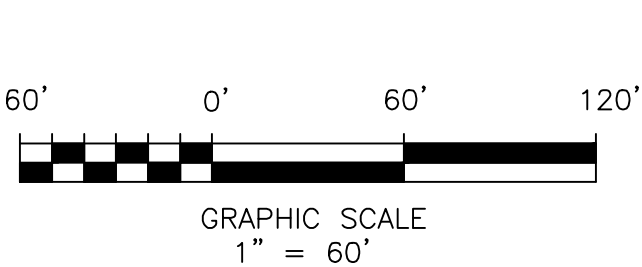
WITNESS MY HAND AND SEAL OF THE COUNTY COURT, IN AND FOR SAID COUNTY, AT OFFICE IN CORPUS CHRISTI, TEXAS, THE DAY AND YEAR LAST WRITTEN.

No. \_\_\_\_\_  
FILED FOR RECORD

KARA SANDS, COUNTY CLERK  
NUECES COUNTY, TEXAS

AT \_\_\_\_ O'CLOCK \_\_\_\_ M.  
\_\_\_\_\_, 2015.

BY: \_\_\_\_\_  
DEPUTY



SCALE: 1" = 60'  
DATE: October 19, 2015

TRADEWINDS CONSULTING GROUP  
5321 CRESTWICK DRIVE,  
CORPUS CHRISTI, TEXAS 78413  
(361) 658-5353