



STREET, ALLEY, OR OTHER PUBLIC WAY CLOSURE APPLICATION

MUST COMPLY WITH CITY CODE OF ORDINANCES Chapter 49-12.

SECTION A. SUBMITTAL REQUIREMENTS

PLEASE INCLUDE ALL OF THE FOLLOWING (CHECK-OFF). The applicant is responsible for submitting a formal application, applicable fees, stamped drawings and other required materials to initiate the process. Incomplete packages or inaccurate information will delay processing and review. All the following (check off) information is required for the submittal to be considered for the official review:

____ **Application fee of \$1,000.00 (Nonrefundable).** This fee is charged to cover all administrative costs associated with processing the request. A cashier's or certified check shall be made payable to the City of Corpus Christi.

____ **Metes & Bounds.** The applicant shall obtain a legal description of the proposed street, alley or public way requested for closure. The metes and bounds shall be prepared by a Licensed Surveyor in the State of Texas.

____ **Location Map.** The petitioner shall obtain a map of the proposed street, alley or public way requested for closure. The map shall contain a north arrow, the location of the request with reference made to nearby roads and/or recognizable landmarks, and labels of property owners abutting and within proximity of the closure. This map shall be prepared by a Licensed Surveyor Engineer in the State of Texas.

____ **Deed Records.** The applicant shall provide contact information and Deed Records for all abutting property owners.

____ **Abutting Property Owners.** Signatures from property owners who will be deeded street segments are required. Required signatures may vary depending on the type/location of closure requested.

____ **Appraisal Fee.** The applicant shall agree to obtain an appraisal, completed by a MAI certified appraiser who is pre-approved by the City, and pay the City the Fair Market Value (FMV) for the street, alley, or public way. The appraisal must be conducted no more than six (6) months prior to the request.

SECTION B. APPLICANT & SUMMARY INFORMATION

BOTH THE PROPERTY OWNER (APPLICANT/PETITIONER) AND AGENT (IF APPLICABLE) MUST SIGN WHERE INDICATED. A SIGNED ORIGINAL AUTHORIZED LETTER MAY BE SUBSTITUTED FOR THE *PROPERTY OWNER'S (APPLICANT'S)* SIGNATURE.

1. APPLICANT/PETITIONER INFORMATION:

Name: Port of Corpus Christi Authority of Nueces County, Texas

Mailing Address: P O Box 1541

City: Corpus Christi

State: Texas

Zip: 78403

Daytime Telephone: (361) 885-6140

Email Address: sam@pocca.com

2. AGENT INFORMATION (IF APPLICABLE):

Name: _____

Mailing Address: _____

City: _____

State: Texas

Zip: _____

Daytime Telephone: _____

Email Address: _____

Return To: Traffic Engineering Department • PO Box 9277 • Corpus Christi, TX 78469-9277
Physical Address: Traffic Engineering Department • 1201 Leopard Street (City Hall, 3rd Floor) • Corpus Christi, TX 78401
Email: TrafficEngineering@cctexas.com • Phone (361)826-3547



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3. PETITION REQUEST

Close, Vacate, Abandon, or Alter Street

Improved: ☐ Yes ☒ No

Name: Coke St.

Length(ft): 322.9 Width(ft): 50.16 Area (ft): 11.612

☐ Close, Vacate, Abandon, or Alter Alley

Improved: ☐ Yes ☐ No

Name: _____

Length(ft): _____ Width(ft): _____ Area (ft): _____

☐ Close, Vacate, Abandon, or Alter Public Access Easement/Public Way

Improved: ☐ Yes ☐ No

Name: _____

Length(ft): _____ Width(ft): _____ Area (ft): _____

4. STATEMENT OF INTENDED USE OF STREET, ALLEY, OR PUBLIC ACCESS EASEMENT/PUBLIC WAY TO BE CLOSED:

Per the Four Party Agreement effective November 25, 2014 by and between the Texas Department of Transportation ("TxDOT"), the Port of Corpus Christi Authority of Nueces County, Texas ("Port"), the City of Corpus Christi, Texas ("City"), and the Corpus Christi Housing Authority are each referred to as a "Party." and collectively as the "Parties." The City acknowledges and agrees that where streets, alleys or other public ways abut Acquired Property, in order to facilitate the Port's use of the Acquired Property for Port Purposes, the closures or alteration of those streets, alleys, or ways may become necessary.

5. SUBDIVISION INFORMATION:

Subdivision Name: Caven Heights Addition

Affected Block & Lot Numbers: Lot 7 and Lot 8, Block 15; Lot 8, Block 16; Lot 14, Block 19; Lot 1, Block 20; E Villareal Survey A-1, Tract 4 - 20.58 acres, Doc #202302060

6. ACKNOWLEDGEMENT:

Pre-Application Meeting Date: Thursday, September 19, 2024 11:30 AM-1:00 PM Port Office

Applicant/Agent (If Applicable) Signature: _____

Sam Esquivel

Digitally signed by Sam Esquivel
Date: 2024.12.20 15:02:01 -06'00'

Note: No action will be taken without payment of the nonrefundable processing fee and necessary documents. The application and fee in no way obligates the City to approve the petition request. Incorrect signatures and information will void the application request and may cause delay in processing. The process for right-of-way closure can be found in Section 49-12 of the City Code of Ordinances. If you have any questions, please contact the Department of Public Works (Traffic Engineering Division) at 361-826-3547.

Return To: Traffic Engineering Department • PO Box 9277 • Corpus Christi, TX 78469-9277

Physical Address: Traffic Engineering Department • 1201 Leopard Street (City Hall, 3rd Floor) • Corpus Christi, TX 78401

Email: TrafficEngineering@cctexas.com • Phone (361)826-3547



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SECTION C. ABUTTING PROPERTY OWNERS

SUBMIT ORIGINAL SIGNATURES ONLY. A SIGNED ORIGINAL AUTHORIZED LETTER MAY BE SUBSTITUTED FOR THE *PROPERTY OWNER'S* SIGNATURE. COPIES WILL NOT BE ACCEPTED.

Address: 1902 Nueces St

Subdivision Name: Craven Heights Blk: 16 Lot: 8

Owner(s): Port of Corpus Christi Authority of Nueces County, Texas

Print Name: Sam Esquivel, Director of Real Estate Services

Signatures: _____

By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Address: 1109 Coke St

Subdivision Name: Craven Heights Blk: 15 Lot: 7

Owner(s): Port of Corpus Christi Authority of Nueces County, Texas

Print Name: Sam Esquivel, Director of Real Estate Services

Signatures: _____

By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Address: 1105 Coke St

Subdivision Name: Craven Heights Blk: 15 Lot: 8

Owner(s): Port of Corpus Christi Authority of Nueces County, Texas

Print Name: Sam Esquivel, Director of Real Estate Services

Signatures: _____

By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Address: 2101 W Broadway St

Subdivision Name: E Villareal Survey A-1 Blk: Doc #202302060 Lot: Tract 4 - 20.58 acres

Owner(s): Port of Corpus Christi Authority of Nueces County, Texas

Print Name: Sam Esquivel, Director of Real Estate Services

Signatures: _____


By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Return To: Traffic Engineering Department • PO Box 9277 • Corpus Christi, TX 78469-9277
Physical Address: Traffic Engineering Department • 1201 Leopard Street (City Hall, 3rd Floor) • Corpus Christi, TX 78401
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STREET, ALLEY, OR OTHER PUBLIC WAY CLOSURE APPLICATION

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Address: 1910 Winnebago
Subdivision Name: Craven Heights Blk: 15 Lot: S75' LTS 8 - 10 BK 15
Owner(s): Port of Corpus Christi Authority of Nueces County, Texas
Print Name: Sam Esquivel, Director of Real Estate Services, acknowledges all of the above submittals
Signatures:  Digitally signed by Sam Esquivel
Date: 2024.12.20 15:03:00 -06'00'

By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Address: _____
Subdivision Name: _____ Blk: _____ Lot: _____
Owner(s): _____
Print Name: _____
Signatures: _____

By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Address: _____
Subdivision Name: _____ Blk: _____ Lot: _____
Owner(s): _____
Print Name: _____
Signatures: _____

By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Address: _____
Subdivision Name: _____ Blk: _____ Lot: _____
Owner(s): _____
Print Name: _____
Signatures: _____

By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Address: _____
Subdivision Name: _____ Blk: _____ Lot: _____
Owner(s): _____
Print Name: _____
Signatures: _____

By signing this petition, the above signed abutting property owner agrees to the closure, vacation, and abandonment of certain Public Right of Way as requested by the petitioner. However, this agreement is not a quitclaim of any entitlement that the abutting property owner may have in the Public Right of Way.

Return To: Traffic Engineering Department • PO Box 9277 • Corpus Christi, TX 78469-9277
Physical Address: Traffic Engineering Department • 1201 Leopard Street (City Hall, 3rd Floor) • Corpus Christi, TX 78401
Email: TrafficEngineering@cctexas.com • Phone (361)826-3547

LEGEND

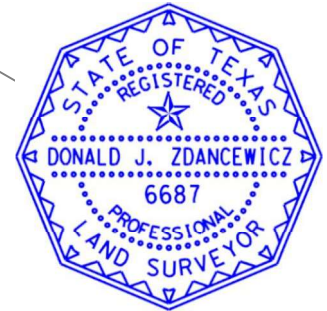
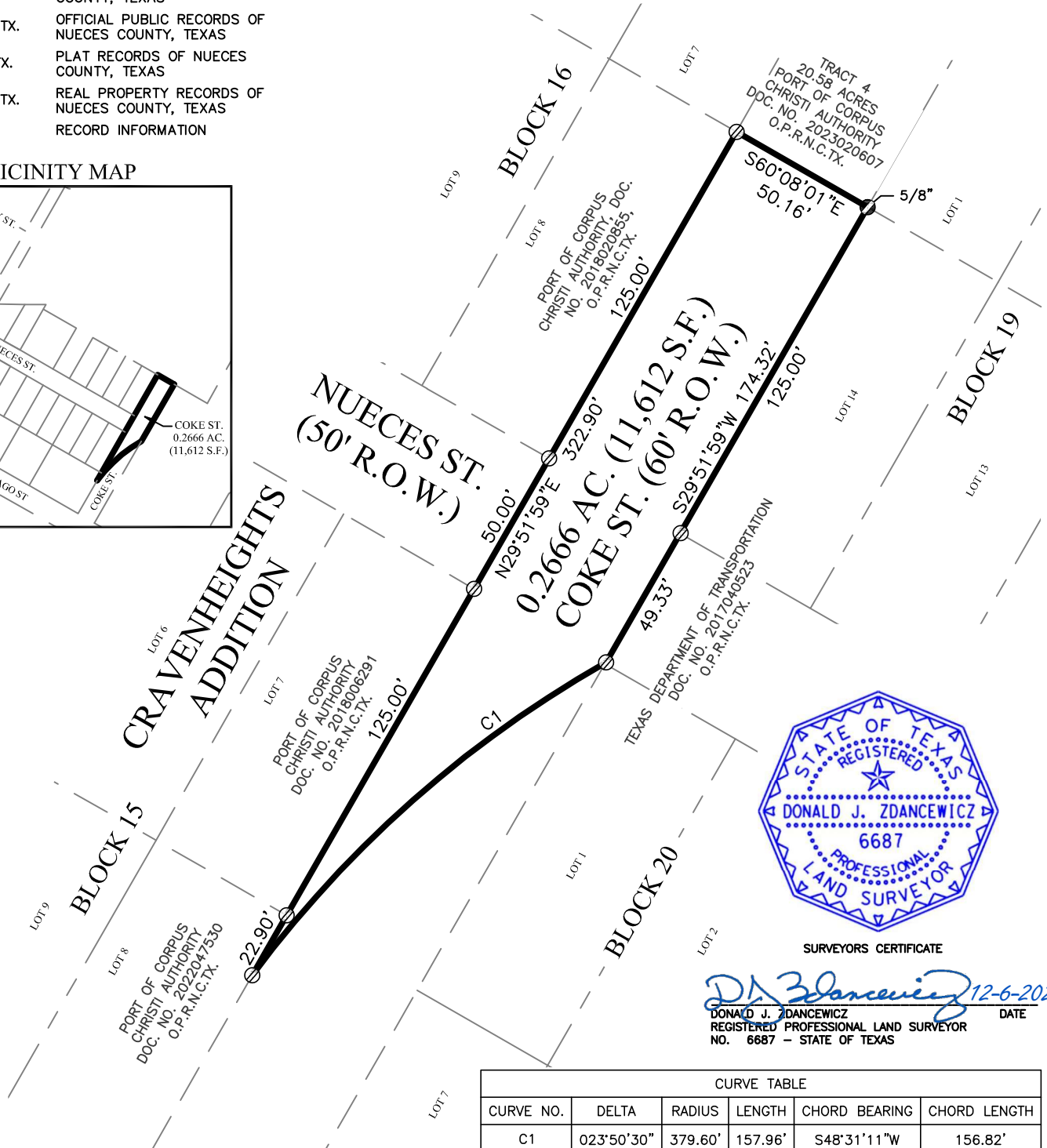
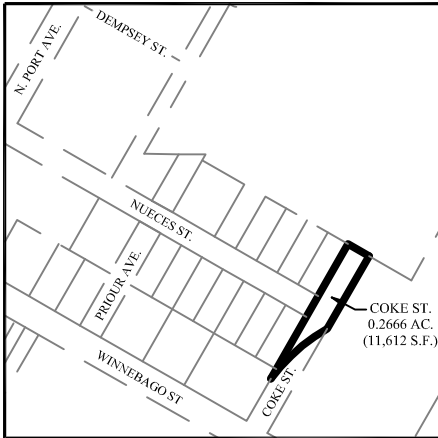
---	ADJOINER LINE
---	ORIGINAL PLAT LINE
---	PROPERTY LINE
⊙	5/8" REBAR FOUND (AS NOTED)
⊙	REBAR SET
AC.	ACRES
P.O.B.	POINT OF BEGINNING
S.F.	SQUARE FEET
D.R.N.C.TX.	DEED RECORDS OF NUECES COUNTY, TEXAS
O.P.R.N.C.TX.	OFFICIAL PUBLIC RECORDS OF NUECES COUNTY, TEXAS
P.R.N.C.TX.	PLAT RECORDS OF NUECES COUNTY, TEXAS
R.P.R.N.C.TX.	REAL PROPERTY RECORDS OF NUECES COUNTY, TEXAS
()	RECORD INFORMATION



GRAPHIC SCALE

NUECES COUNTY
ENRIQUEZ VILLAREAL SURVEY
ABSTRACT NO. 1

VICINITY MAP



SURVEYORS CERTIFICATE

Donald J. Zdancewicz 12-6-2024
DONALD J. ZDANCEWICZ
REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 6687 - STATE OF TEXAS

CURVE TABLE

CURVE NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD LENGTH
C1	023°50'30"	379.60'	157.96'	S48°31'11"W	156.82'

JOB NUMBER: 1022069506C
DATE: SEPTEMBER 9, 2024
SCALE: 1"=50'
SURVEYOR: D. ZDANCEWICZ
TECHNICIAN: J. BRADSHAW
DRAWING: SUMMERS STREET.dwg
TRACT ID: N/A
PARTYCHIEF: C. HERNANDEZ
FIELDBOOKS: 42786



4801 Southwest Parkway
Building Two, Suite 100
Austin, Texas 78735
Ofc: 512.447.0575
Fax: 512.326.3029
email: info@sam.biz

Texas Firm Registration No. 10064300

PROJECT: PORT OF CORPUS CHRISTI
STREET CLOSURES

SHEET 1
OF 1

Being a portion of Coke Street (formerly known as Lake Ave.) lying between Lots 7 and 8, Block 15; Lot 8, Block 16; Lot 4, Block 19; and Lot 1, Block 20, Craven Heights Addition, an addition to the City of Corpus Christi, Nueces County, Texas, according to the map or plat thereof recorded in Volume A, Page 7, Map and Plat Records of Nueces County, Texas, said portion of Coke Street being more particularly described by metes and bounds as follows:

BEGINNING at a 5/8" Rebar found in the East line of Coke Street for the Southwest corner of Lot 1, Block 19 and the Northwest corner of Lot 4, Block 19, Craven Heights Addition, for the Northeast corner of the tract described herein, from which a 5/8" Rebar found bears S 60°08'01" E, a distance of 101.58 feet;

THENCE S 29°51'59" W, at a distance of 125.00 feet passing a point being the southwest corner of Lot 4, Block 19, Craven Heights Addition, for a total distance of 174.32 feet, along the East line of Coke Street, to a 5/8" Rebar with plastic cap stamped "SAM" set for the beginning of a curve to the left and the southeast corner of the tract described herein;

THENCE with the arc of a curve to the left, having a radius of 379.60 feet, an arc distance of 157.96 feet, and a chord which bears S 48°31'11" W, a distance of 156.82 feet, through the Coke Street right-of-way, to a 5/8" Rebar with plastic cap stamped "SAM" set in the West line of Coke Street, for the southwest corner of the tract described herein;

THENCE N 29°51'59" E, at a distance of 22.90 feet passing a 5/8" Rebar with plastic cap stamped "SAM" previously set at the southeast corner of Lot 7, Block 15, Craven Heights Addition, at a distance of 147.90 feet passing a 5/8" Rebar with plastic cap stamped "SAM" previously set at the northeast corner of said Lot 7, through the Nueces Street right-of-way and continuing for a distance of 197.90 feet passing a 5/8" Rebar with plastic cap stamped "SAM" previously set at the southeast corner of Lot 8, Block 16, Craven Heights Addition, for a total distance of 322.90 feet to a 5/8" Rebar with plastic cap stamped "SAM" previously set for the Northeast corner of said Lot 8, and the Southeast corner of Lot 7, Block 16, Craven Heights Addition, for the northwest corner of the tract described herein;

THENCE S 60°08'01" E, a distance of 50.16 feet through the Coke Street right-of-way, to the POINT OF BEGINNING and CONTAINING 0.2666 of one acre (11,612 square feet) of land, more or less.



SAM, LLC
4801 Southwest Pkwy
Building Two, Suite 100
Austin, Texas 78735
TX Firm No. 10064300

Donald J. Zdancewicz 12-6-2024
Donald J. Zdancewicz Date
Registered Professional Land Surveyor
No. 6687 - State of Texas

(1) All rights, privileges, tenements hereditaments, rights-of-way, easements, appendages, appurtenances, water, riparian or lateral rights belonging or in anywise appertaining to the Land and Improvements.

(2) All rights, titles and interest of Grantor in and to any roads, ways, strips or gores of land adjacent to any of the Land.

d. Causes of Action for Injury to the Property. In addition to the Property conveyed herein and as part of the consideration paid for the Property, Grantor hereby assigns, transfers and conveys to Grantee, all of Grantor's right, title and interest in and to any claims or causes of action Grantor may have or that could be asserted against third parties arising out of any injury or damage to the Land accruing or occurring prior to the date of this Deed. This assignment includes and conveys unto Grantee, its successors and assigns, the full right and power to maintain an action against any such third party (but not in the name of Grantor), and to settle, compromise, or reassign any such claim and cause of action, and to give a release in full discharge of liability of the same.

1. Qualifications. This conveyance is made and accepted, however, subject to the following qualifications (the "Qualifications"):

a. Exceptions. Any and all restrictive covenants, easements, and mineral interests, if any, held or owned by others, relating to the Property described herein, but only to the extent they are still in effect and are shown of record in Nueces County, Texas.

b. Other Matters. Visible and apparent, but unrecorded easements, if any; rights of parties in possession, if any; prescriptive rights; encroachments or overlapping of improvements; and discrepancies, conflicts or shortages in area or boundary lines; and lack of or impaired access.

c. Laws and Regulations. All laws and regulations affecting the Property, including zoning laws, platting laws, environmental laws and municipal and governmental ordinances and regulations, relating to the Property.

d. Taxes. The liens for all governmental assessments, standby fees and ad valorem taxes for the year 2021; the payment of which is hereby assumed by Grantee, together with the lien for subsequent assessments for prior years due to change in land usage or ownership.

2. "As Is". Grantor conveys the Property and Grantee accepts the Property "AS IS". OTHER THAN THE SPECIAL WARRANTY OF TITLE CONTAINED HEREIN, GRANTOR MAKES NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, OR ARISING BY OPERATION OF LAW, INCLUDING ANY WARRANTY OF MERCHANTABILITY OR FITNESS FOR ANY PARTICULAR PURPOSE, OF THE PROPERTY, OR ANY PART THEREOF.

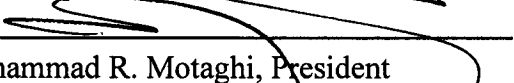
TO HAVE AND TO HOLD the above described Property, together with all and singular the rights and appurtenances thereto in anywise belonging, unto Grantee, Grantee's successors and assigns, forever; and Grantor hereby binds Grantor, Grantor's successors and assigns, to warrant and forever defend all and singular the Property unto Grantee, Grantee's successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof by, through or under Grantor, but not otherwise (the "special warranty of title"), subject to the Qualifications referenced herein. However, this conveyance is made with full substitution and subrogation of Grantee in and to all covenants and warranties by others heretofore given or made with respect to the Property or any part thereof.

This Special Warranty Deed ("Deed") may be executed in any number of counterparts, all of which shall be construed together as an original instrument to the same extent and with like effect as though all the parties hereto had executed each counterpart. The parties specifically agree that the execution and acknowledgment pages from the several counterparts may be aggregated into one counterpart for recordation and other purposes. If less than all of the parties named herein execute this Deed, then this Deed will nevertheless be effective as to those parties whose signature and acknowledgment pages are attached hereto.

DATED the 14 day of October, 2022.

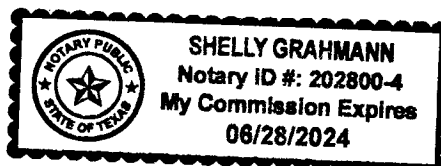
GRANTOR:

Zeba, LLC

By: 
Mohammad R. Motaghi, President

STATE OF TEXAS §
 §
COUNTY OF NUECES §

This instrument was acknowledged before me on the 14 day of October, 2022, by Mohammad R. Motaghi, President of Zeba, LLC, a Texas Limited Liability Company, on behalf of said Company.




NOTARY PUBLIC, State of Texas

1109 Coke

Notice of Confidentiality Rights: If you are a natural person, you may remove or strike any or all of the following information from this instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

DEED

STATE OF TEXAS §
 §
 COUNTY OF NUECES §

KNOW ALL PERSONS BY THESE PRESENTS:

THAT, RODOLFO GALVAN of Nueces County, Texas (**"Grantors,"** whether one or more), for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and for other good and valuable consideration, does/do hereby grant, sell and convey to **Port of Corpus Christi Authority** of Nueces County, State of Texas, a navigation district and political subdivision of the State of Texas (**"Grantee"**), whose mailing address is 222 Power Street, Corpus Christi, TX 78401, all that certain tract or parcel of land in Nueces County, Texas, more particularly described as follows:

LOT SEVEN (7), BLOCK FIFTEEN (15), CRAVEN HEIGHTS, an Addition to the City of Corpus Christi, Nueces County, Texas, as shown by the map or plat thereof recorded in Volume A, Page 7, Map Records of Nueces County, Texas, to which reference is here made for all pertinent purposes;

Together with all of the improvements thereon (**"Property"**) and the benefits, privileges, easements, tenements, hereditaments and appurtenances on the Property or in anywise appertaining thereto, and any and all right, title and interest of Grantors in and to roads and rights-of-way adjacent to the Property.

This conveyance is made by Grantors and accepted by Grantee subject to all valid and subsisting encumbrances, conditions, covenants, restrictions, reservations, exceptions, rights of way and easements appearing of record in the Official Public Records of Nueces County, Texas, but only to the extent the same are applicable to the Property and enforceable against the Grantee.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any way belonging, unto Grantee and Grantee's successors and assigns forever. Grantors hereby bind Grantors, and Grantors' heirs and successors, to warrant and forever defend all and singular the Property unto Grantee, and Grantee's successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from conveyance and the exceptions to conveyance and warranty described above.

When the context requires, singular nouns and pronouns include the plural.

Executed this 9 day of February 2018.

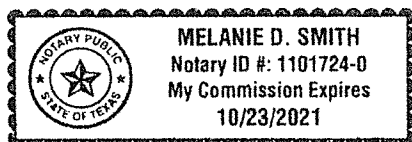
GRANTORS:

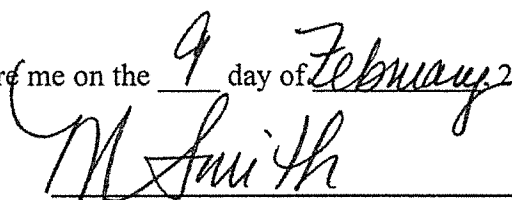

RODOLFO GALVAN

ACKNOWLEDGMENT

STATE OF TEXAS §
 §
COUNTY OF NUECES §

This instrument was acknowledged before me on the 9 day of February, 2018, by
RODOLFO GALVAN.




NOTARY PUBLIC, State of Texas

PREPARED BY:

SLUSHER & ASSOCIATES, PLLC
4900 N. 10TH, STE, E-2
McALLEN, TEXAS 78504
GF#160232654S1178

AFTER RECORDING, RETURN TO:

Port of Corpus Christi Authority of Nueces County
222 Power Street
Corpus Christi, TX 78401

Doc# 2018006291
Pages 3
02/09/2018 2:57PM
e-Filed & e-Recorded in the
Official Public Records of
NUECES COUNTY
KARA SANDS
COUNTY CLERK
Fees \$15.00

Any provision herein which restricts the Sale, Rental
or use of the described REAL PROPERTY because of
Race, Color, Religion, Sex, Handicap, Familial Status
or National Origin is invalid and unenforceable
under FEDERAL LAW, 3/12/89

STATE OF TEXAS
COUNTY OF NUECES
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS
FILED IN FILE NUMBER SEQUENCE ON THE DATE AND
AT THE TIME STAMPED HEREON BY ME AND WAS DULY
RECORDED IN THE OFFICIAL PUBLIC
RECORDS OF NUECES COUNTY TEXAS



Kara Sands
COUNTY CLERK
NUECES COUNTY, TEXAS

Notice of Confidentiality Rights: If you are a natural person, you may remove or strike any or all of the following information from this instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

DEED

STATE OF TEXAS	§	
	§	KNOW ALL PERSONS BY THESE PRESENTS:
COUNTY OF NUECES	§	

THAT, CARLOS GALVAN of Nueces County, Texas ("**Grantors**," whether one or more), for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and for other good and valuable consideration, does/do hereby grant, sell and convey to **Port of Corpus Christi Authority** of Nueces County, State of Texas, a navigation district and political subdivision of the State of Texas ("**Grantee**"), whose mailing address is 222 Power Street, Corpus Christi, TX 78401, all that certain tract or parcel of land in Nueces County, Texas, more particularly described as follows:

LOT EIGHT (8), BLOCK SIXTEEN (16), CRAVEN HEIGHTS, an Addition to the City of Corpus Christi, Nueces County, Texas, as shown by the map or plat thereof recorded in Volume A, Page 7, Map Records of Nueces County, Texas, to which reference is here made for all pertinent purposes.

Together with all of the improvements thereon ("**Property**") and the benefits, privileges, easements, tenements, hereditaments and appurtenances on the Property or in anywise appertaining thereto, and any and all right, title and interest of Grantors in and to roads and rights-of-way adjacent to the Property.

This conveyance is made by Grantors and accepted by Grantee subject to all valid and subsisting encumbrances, conditions, covenants, restrictions, reservations, exceptions, rights of way and easements appearing of record in the Official Public Records of Nueces County, Texas, but only to the extent the same are applicable to the Property and enforceable against the Grantee.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in any way belonging, unto Grantee and Grantee's successors and assigns forever. Grantors hereby bind Grantors, and Grantors' heirs and successors, to warrant and forever defend all and singular the Property unto Grantee, and Grantee's successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from conveyance and the exceptions to conveyance and warranty described above.

When the context requires, singular nouns and pronouns include the plural.

Executed this 14 day of May, 2018.

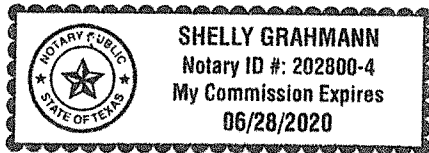
GRANTORS:

Carlos Galvan
CARLOS GALVAN

ACKNOWLEDGMENT

STATE OF TEXAS §
 §
COUNTY OF NUECES §

This instrument was acknowledged before me on the 14 day of May, 2018, by
CARLOS GALVAN.



Shelly
NOTARY PUBLIC, State of Texas

PREPARED BY:
SLUSHER & ASSOCIATES, PLLC
4900 N. 10TH, STE, E-2
McALLEN, TEXAS 78504
GF#160232654S1189

AFTER RECORDING, RETURN TO:
Port of Corpus Christi Authority of Nueces County
222 Power Street
Corpus Christi, TX 78401

Doc# 2018020855
Pages 3
05/14/2018 12:13PM
e-Filed & e-Recorded in the
Official Public Records of
NUECES COUNTY
KARA SANDS
COUNTY CLERK
Fees \$15.00

Any provision herein which restricts the Sale, Rental
or use of the described REAL PROPERTY because of
Race, Color, Religion, Sex, Handicap, Familial Status
or National Origin is invalid and unenforceable
under FEDERAL LAW, 3/12/89

STATE OF TEXAS
COUNTY OF NUECES
I HEREBY CERTIFY THAT THIS INSTRUMENT WAS
FILED IN FILE NUMBER SEQUENCE ON THE DATE AND
AT THE TIME STAMPED HEREON BY ME AND WAS DULY
RECORDED IN THE OFFICIAL PUBLIC
RECORDS OF NUECES COUNTY TEXAS



Kara Sands
COUNTY CLERK
NUECES COUNTY, TEXAS