

STATE OF TEXAS
COUNTY OF NUECES

WE, AK LLC., HEREBY CERTIFIES THAT WE ARE THE OWNERS OF THE FOREGOING PLAT AND THAT I HAD SAID LAND SURVEYED AND SUBDIVIDED AS SHOWN; THAT ALL EASEMENTS ARE DEDICATED TO THE PUBLIC FOR THE INSTALLATION, OPERATION, AND USE OF PUBLIC UTILITIES; THAT THIS MAP WAS MADE FOR THE PURPOSE OF DESCRIPTION AND DEDICATION.

THIS THE _____ DAY OF _____ 2021.

RICHARD LeBLEU, MANAGER

STATE OF TEXAS
COUNTY OF NUECES

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
RICHARD LeBLEU.

THIS THE _____ DAY OF _____ 2021.

NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

STATE OF TEXAS
COUNTY OF NUECES

THIS FINAL PLAT OF THE HEREIN DESCRIBED PROPERTY WAS
APPROVED ON BEHALF APPROVED ON BEHALF OF THE CITY OF
CORPUS CHRISTI, TEXAS PLANNING COMMISSION.

THIS THE _____ DAY OF _____ 2021.

JEREMY BAUGH
CHAIRMAN

AL RAYMOND III, AIA
SECRETARY

STATE OF TEXAS
COUNTY OF NUECES

THIS FINAL PLAT OF THE HEREIN DESCRIBED PROPERTY WAS APPROVED
BY THE DEVELOPMENT SERVICES ENGINEER OF THE CITY OF CORPUS
CHRISTI, TEXAS.

THIS THE _____ DAY OF _____ 2021.

BRETT FLINT, P.E.
DEVELOPMENT SERVICES ENGINEER

STATE OF TEXAS
COUNTY OF NUECES

I, KARA SANDS, CLERK OF THE COUNTY COURT IN AND FOR NUECES
COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING
INSTRUMENT DATED THE _____ DAY OF _____ 2021, WITH ITS
CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE
THE _____ DAY OF _____ 2021, AT _____ O'CLOCK _____ M.
AND DULY RECORDED THE _____ DAY OF _____ 2021, AT
_____ O'CLOCK _____ M., IN VOLUME _____, PAGE _____, MAP
RECORDS NUECES COUNTY, TEXAS.

KARA SANDS, COUNTY CLERK
NUECES COUNTY, TEXAS

AT _____ O'CLOCK _____ M.
_____, 2021

BY: _____
DEPUTY

STATE OF TEXAS
COUNTY OF NUECES

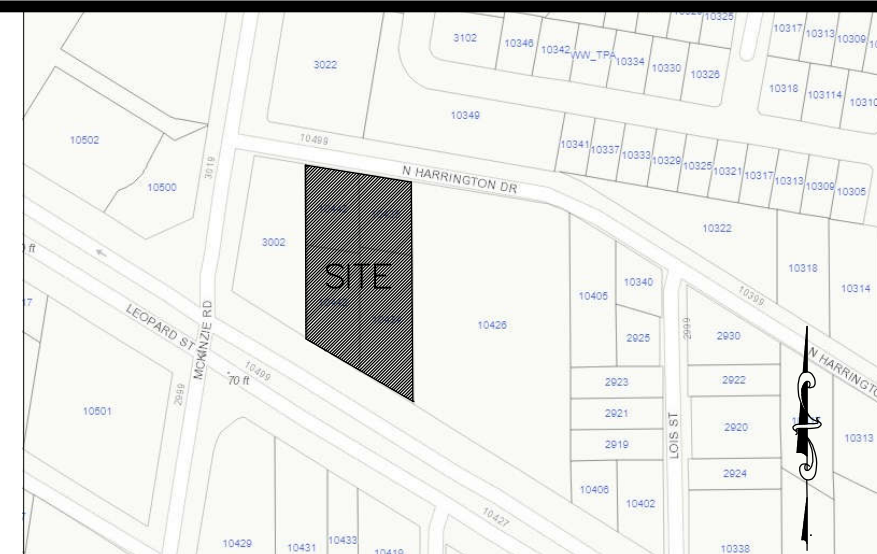
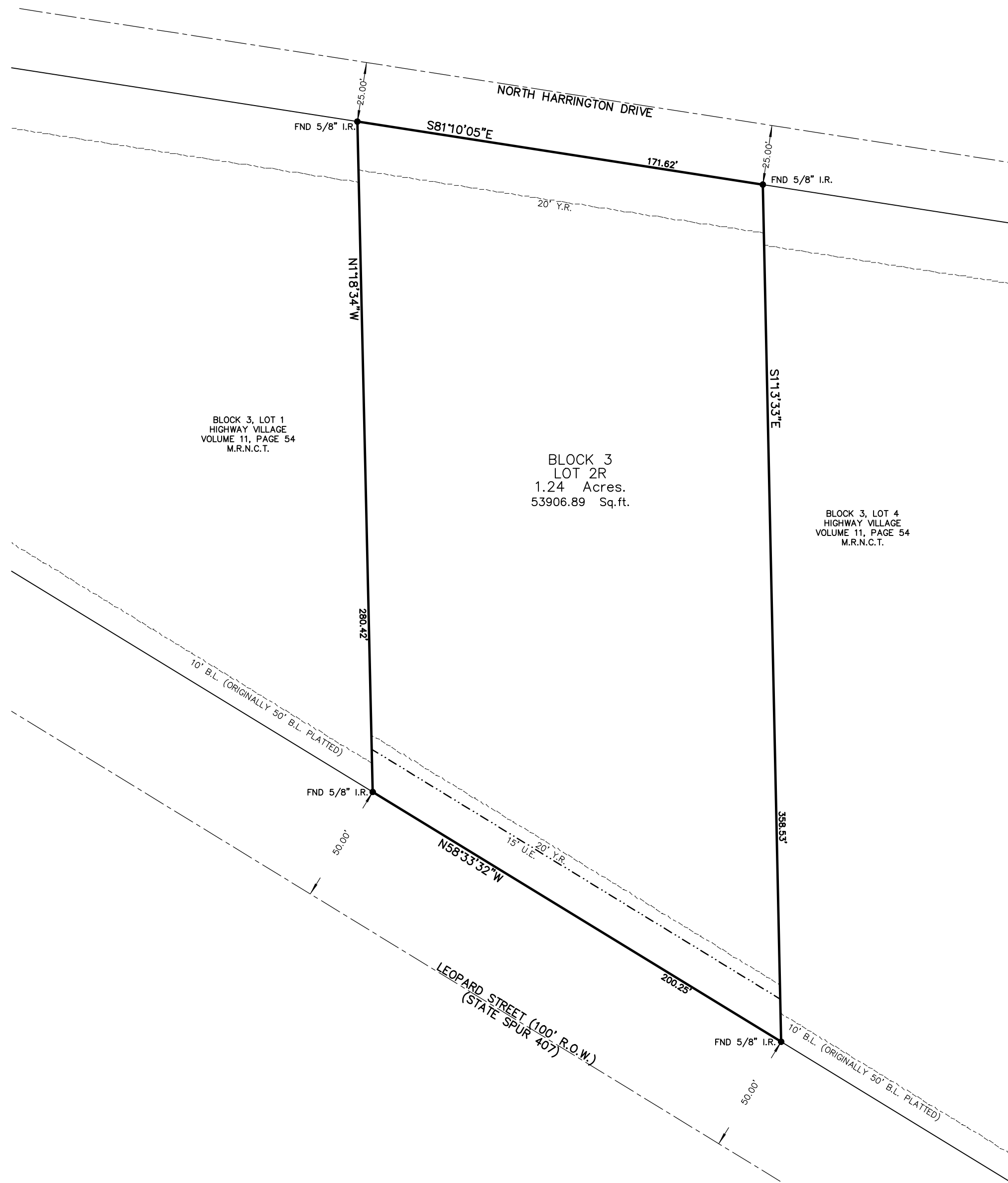
I, JARREL L. MOORE, A REGISTERED PROFESSIONAL LAND SURVEYOR
HEREBY CERTIFY THAT THE FOREGOING PLAT WAS PREPARED FROM A
SURVEY MADE ON THE GROUND UNDER MY DIRECTION AND IS TRUE AND
CORRECT; THAT I HAVE BEEN ENGAGED UNDER CONTRACT TO SET ALL
LOT AND BLOCK CORNERS AND COMPLETE SUCH OPERATIONS WITHOUT
DELAY.

THIS THE XXTH DAY OF XXXXXXXX 2021.

JARREL L. MOORE
REGISTERED PROFESSIONAL LAND SURVEYOR
LICENSE NO. 4854

FINAL PLAT OF: HIGHWAY VILLAGE SECTION No. 1, BLOCK 3, LOT 2R

BEING A RE-PLAT OF LOT 2-A, BLOCK 3 HIGHWAY VILLAGE SECTION No. 1, , A
SUBDIVISION, RECORDED IN VOLUME 45, PAGE 85 MAP RECORDS OF NUECES COUNTY,
TEXAS, AND LOTS 2 AND 3, BLOCK 3 HIGHWAY VILLAGE SECTION No. 1, , A
SUBDIVISION RECORDED IN VOLUME 11, PAGES 54 AND 55 MAP RECORDS OF NUECES
COUNTY, TEXAS.

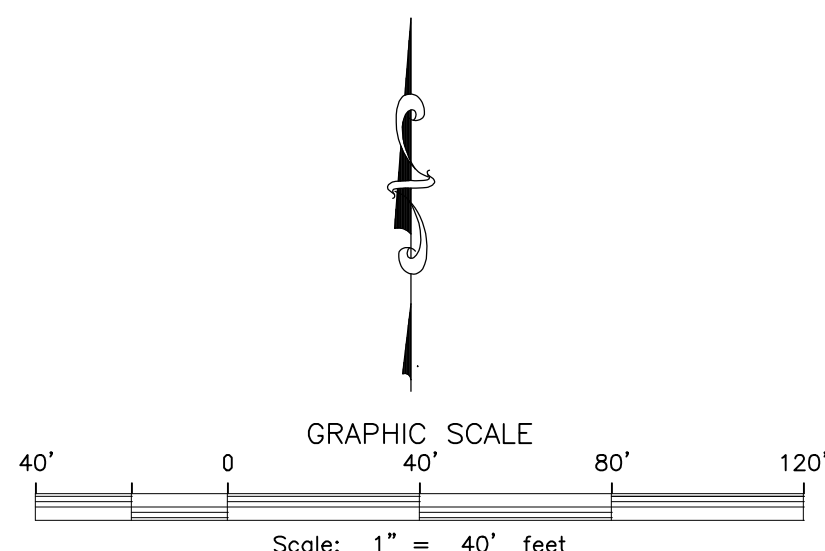


LOCATION MAP
NOT TO SCALE

GENERAL NOTES:

- 1) THE TOTAL PLATTED AREA CONTAINS 1.24 ACRES (53906.89 SQ. FT.) OF LAND.
- 2) A 5/8" DIAMETER STEEL REBAR WAS SET AT EVERY CORNER, EXCEPT OTHERWISE SPECIFIED.
- 3) PER FLOOD INSURANCE RATE MAP, MAP INDEX, COMMUNITY-PANEL NUMBER 485464-0130C, MAP REVISED 07/18/1985, THE SUBJECT PROPERTY IS LOCATED IN ZONES C AREAS OF MINIMAL FLOODING.
- 4) ALL BEARINGS AND DISTANCES REFER TO THE TEXAS STATE PLANE COORDINATE SYSTEM OF 1983, TEXAS SOUTH ZONE.
- 5) THE RECEIVING WATER FOR THE STORM WATER RUNOFF FROM THIS PROPERTY IS THE CORPUS CHRISTI INNER HARBOR. THE TCEQ HAS CLASSIFIED THE AQUATIC LIFE USE FOR THE CORPUS CHRISTI INNER HARBOR AS "INTERMEDIATE".
- 6) THE YARD REQUIREMENT, AS DEPICTED, IS A REQUIREMENT OF THE UNIFIED DEVELOPMENT CODE AND IS SUBJECT TO CHANGE AS THE ZONING MAY CHANGE.
- 7) PROPOSED DRIVEWAY ACCESS TO A PUBLIC CITY STREET SHALL CONFORM TO ACCESS MANAGEMENT STANDARDS OUTLINED IN ARTICLE 7 OF THE UDC.

APPROVED PLAT
OCTOBER 13, 2021
PLANNING COMMISSION



TEXAS GEO TECH
LAND SURVEYING, INC
5525 S. STAPLES ST. SUITE B2
Corpus Christi, TX 78411
(361) 993-0808 Fax (361) 993-2955
JOB # 210624
AUGUST 16, 2021