

STATE OF TEXAS  
COUNTY OF NUECES

This it to certify that we, Rodolfo Rodriguez & Sandra Perez Rodriguez, are the legal owners of the 0.188 acre tract described in the above and foregoing plat of COLONIA HIDALGO ADDITION, Lot 2A, and we do hereby make and establish said subdivision and development plan of said property according to all lines, dedications, restrictions, and notations on said map or plat and hereby dedicate to the use of the public forever, all streets (except those streets designated as private streets, or permanent access easements), alleys, parks, water courses, drains, easements and public places shown thereon for the purposes and considerations therein expressed; and do hereby bind myself, my heirs, successors and assigns to warrant and forever defend the title on the land so dedicated.

**FURTHER**, Owners do hereby declare that all parcels of land designated as Lot 2A on this plat is originally intended for the construction of a single family residential dwelling unit thereon and shall be restricted for same under the terms and conditions of such restrictions filed separately.

**FURTHER**, Owners hereby certify that this replat does not attempt to alter, amend, or remove any covenants or restrictions.

**IN TESTIMONY WHEREOF**, these presents to be signed by Rodolfo Rodriguez & Sandra Perez Rodriguez, the property owners, thereunto authorized, this \_\_\_ day of \_\_\_\_\_, 2021.

By: \_\_\_\_\_  
Rodolfo Rodriguez  
Owner

By: \_\_\_\_\_  
Sandra Perez Rodriguez  
Owner

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BEFORE ME, the undersigned authority, on this day personally appeared Rodolfo Rodriguez & Sandra Perez Rodriguez, known to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes and considerations therein expressed and in the capacity therein and herein stated, and as the act and deed of said individual.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this  
\_\_\_\_\_ day of \_\_\_\_\_, 2021.

Notary Public in and for the  
State of Texas

Print Name: \_\_\_\_\_

My Commission Expires: \_\_\_\_\_

RECEIVING WATER NOTE:

The receiving water 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 categorized the receiving water as "contact recreation" use.

LEGEND	FLOOD ZONE
A.I.A.: AMERICAN INSTITUTE OF ARCHITECTURE P.E.: PROFESSIONAL ENGINEER R.P.L.S.: REGISTERED PROFESSIONAL LAND SURVEYOR CL: CENTERLINE F.I.R.: FOUND IRON ROD P.C.: POINT OF CURVATURE P.T.: POINT OF TANGENCY S.I.R.: SET IRON ROD F.I.R.: FOUND IRON ROD F.I.P.: FOUND IRON PIPE Y.R.: YARD REQUIREMENT R.O.W.: RIGHT OF WAY ◆ NATURAL GROUND ELEVATIONS	( FOR INFORMATIONAL PURPOSES ONLY )  SUBJECT PROPERTY SHOWN HEREON APPEARS TO BE LOCATED IN FLOOD ZONE "C", AREA OF MINIMAL FLOODING, PER F.I.R.M. COMMUNITY-PANEL NO. 485464 0277 C, LAST REVISION DATE 7-18-85. THIS SURVEYOR MAKES NO GUARANTEES AS TO THE ACCURACY OF THE ABOVE INFORMATION. THE LOCAL F.E.M.A. AGENT SHOULD BE CONTACTED FOR VERIFICATION.

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The 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.

By: \_\_\_\_\_  
Brett Flint, P.E.  
Development Services Engineer

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The final plat of the herein described property was approved on behalf of the City of Corpus Christi, Planning Commission. This the day of \_\_\_\_\_, 2021.

By: \_\_\_\_\_  
Jeremy Baugh  
Chairman

By: \_\_\_\_\_  
Al Raymond, III, A.I.A.  
Secretary

I, Enrique Corona Jr., am registered under the laws of the State of Texas to practice the profession of surveying and hereby certify that the above subdivision is true and accurate; was prepared from an actual survey of the property made under my supervision on the ground; that except as shown all boundary corners, angle points, points of curvature and other points of reference have been marked with iron (or other objects of a permanent nature) pipes or rods having an outside diameter of not less than one half (1/2) inch and a length of not less than two (2) feet.

\_\_\_\_\_  
Texas Registration No. 4462  
T.B.P.L.S. Firm No. 10193816

I, Kara Sands, County Clerk of Nueces County, do hereby certify that the within instrument with its certificate of authentication was filed for registration in my office on \_\_\_\_\_, 2021, at \_\_\_ o'clock \_\_.M., and duly recorded on \_\_\_\_\_, 2021, at \_\_\_ o'clock \_\_.M., and at Film Code Number \_\_\_\_\_ of the Map Records of Nueces County for said county.

Witness my hand and seal of office, at Corpus Christi, the day and date last above written.

Kara Sands  
County Clerk  
Of Nueces County, Texas

By: \_\_\_\_\_  
Deputy

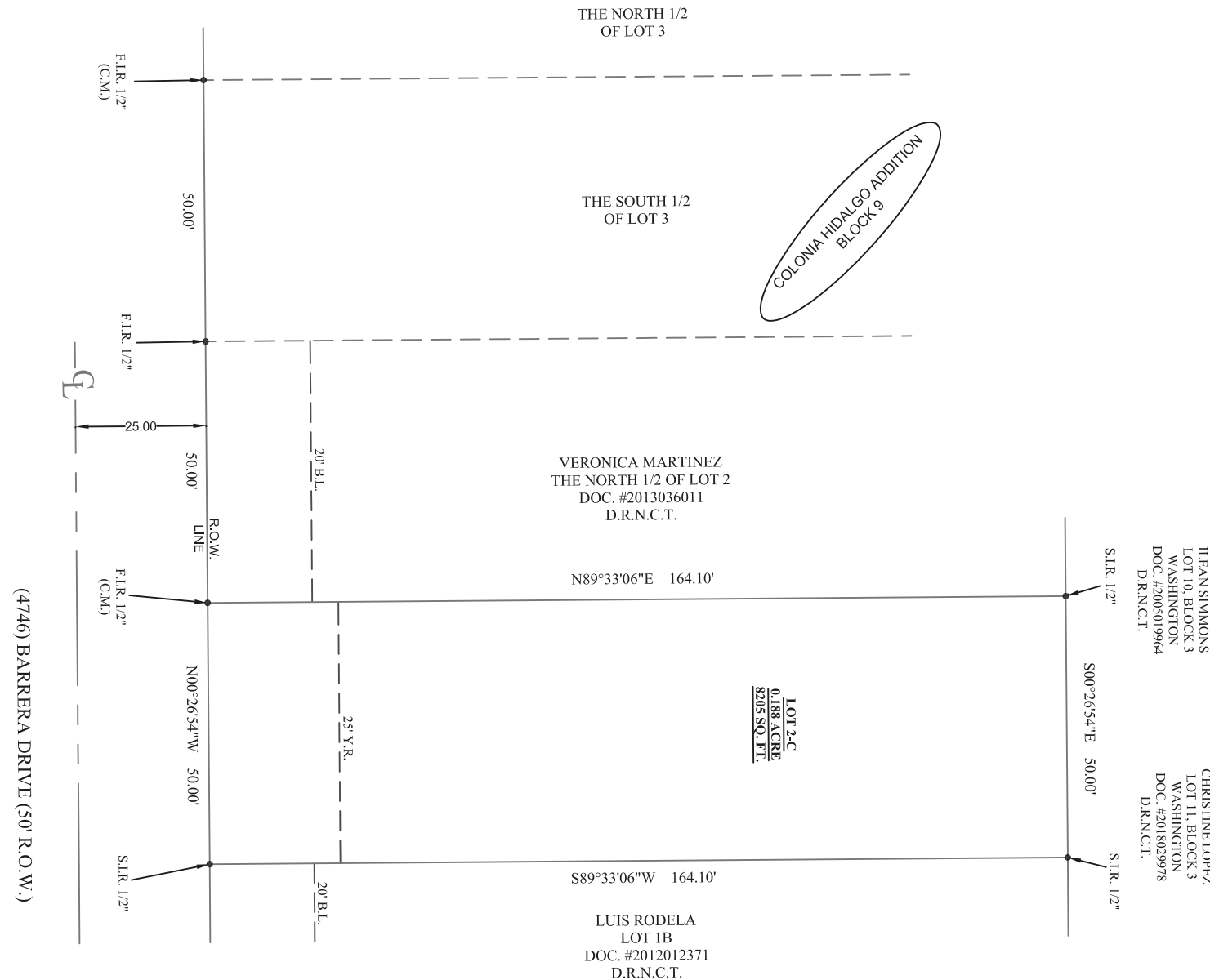
GENERAL NOTES:

- The yard requirement, as depicted, is a requirement of the Unified Development Code and is subject to change as the zoning may change.
- This lot shall be restricted to single family use.
- Found 1/2" iron rods at all lot corners, except where noted.
- Bearings are based Texas State Plane Coordinate System (Texas South 4205).
- The total platted area contains 0.188 acre of land including street dedication.
- Proposed driveway access to public City Street shall conform to access management standards outlined in Article 7 of the Unified Development Code.

CORONA



ENGINEERING/SURVEYING CO.  
ENGINEER FIRM REGISTRATION No.: F-5036  
SURVEYOR FIRM REGISTRATION No.: 10193816  
654 W. ST. CHARLES STREET  
BROWNSVILLE, TEXAS. 78520  
HCORONAENG@YAHOO.COM  
PH. No. (956) 541-3222  
FAX No. (956) 541-3838



LOCATION MAP: SCALE 1" = 0.3 MILE

A PLAT OF  
COLONIA HIDALGO ADDITION  
BLOCK 9, LOT 2-C  
BEING A REPLAT OF THE SOUTH 1/2 OF LOT 2,  
BLOCK 9, OF COLONIA HIDALGO ADDITION,  
A SUBDIVISION IN CORPUS CHRISTI, TEXAS  
ACCORDING TO THE MAP OR PLAT THEREOF  
RECORDED IN VOLUME 10, PAGE 49 OF THE  
MAP RECORDS OF NUECES COUNTY, TEXAS

DATE: APRIL 8, 2021 SCALE: 1"=30'