

The State of Texas

County of Nueces

Fieldnotes of a survey of 3.32 acres of land out of a 4.78-acre tract known as the C. F. H. v. Blucher Arroyo Tract and designated as Second Tract in Subdivision First in a certain Deed of Partition between Charles F. H. v. Blucher and George A. v. Blucher, dated September 11, 1903, and recorded in the Deed Records of Nueces County, Texas, in Vol. 11 at page 219. Said survey is situated in Nueces County, Texas, in the City of Corpus Christi, about three-quarters of a mile S.20°W. from the County Courthouse.

Beginning at a point in the south boundary line of Blucher Street, originally named Chatham Street, a northwest corner of a 4.78-acre tract of land known as the C. F. H. v. Blucher Arroyo Tract and designated as Second Tract in Subdivision First in a certain Deed of Partition between Charles F. H. v. Blucher and George A. v. Blucher, dated September 11, 1903, and recorded in the Deed Records of Nueces County, Texas, in Vol. 11 at page 219 and the northeast corner of a 0.27-acre tract of land conveyed to George A. v. Blucher in said Deed of Partition and designated therein as Third Tract in Subdivision Second, now owned by Pearl A. Moore, et al, for a northwest corner of this survey, whence the northwest corner of said George A. v. Blucher 0.27-acre tract bears S.75°09'40"W. 165.77 feet,-

Thence N.75°09'40"E., with the north boundary line of said C. F. H. v. Blucher Arroyo Tract and south boundary line of said Blucher Street, 163.35 feet to a 1-inch iron bar, the northwest corner of a tract of land containing 7252 square feet out of said Arroyo Tract, for a northeast corner of this survey, whence a concrete monument, the northeast corner of said Arroyo Tract, bears N.75°09'40"E. 179.02 feet,-

Thence S. 14°50'20"E., with the west boundary line of said tract of land containing 7252 square feet, 140.89 feet to a 1-inch iron bar on the north bank of the Arroyo, a creek, the southwest corner of said tract of land containing 7252 square feet, for a corner of this survey,-

Thence S.84°00'E., along said north bank of the Arroyo, with the south boundary line of said tract of land containing 7252 square feet and with the north boundary line of a tract of land containing 8939 square feet out of said Arroyo Tract and out of the south portion of a tract of land 75.00 feet wide, conveyed to Carl F. K. v. Blucher on June 25, 1915, by C. F. H. v. Blucher and Mary E. v.

Blucher, as of record in the Deed Records of Nueces County, Texas, in Vol. 109 at page 135,- at 29.64 feet, pass the southeast corner of said tract of land containing 7252 square feet and northwest corner of said tract of land containing 8939 square feet,- in all 74.33 feet to a 1-inch iron bar, a corner of said tract of land containing 8939 square feet, for a corner of this survey,-

Thence N.46°00'E., continuing along said north bank of the Arroyo, with the north boundary line of said tract of land containing 8939 square feet and with the south boundary line of a tract of land containing 147 square feet out of said Arroyo Tract,- at 42.96 feet, pass the northeast corner of said tract of land containing 8939 square feet and southwest corner of said tract of land containing 147 square feet, whence the northeast corner of said Carl F. K. v. Blucher 75.00-foot tract bears N.0°46'E. 152.00 feet,- in all 50.00 feet to a 1-inch iron bar in the west boundary line of Tancahua Street, as extended, the southeast corner of said tract of land containing 147 square feet, for a northeast corner of this survey,-

Thence S.4°31'50"E., with said west boundary line of Tancahua Street, crossing said Arroyo, 115.54 feet to a point in the south boundary line of said C. F. H. v. Blucher Arroyo Tract and north boundary line of Block 7 of the Bluff Portion of the Central Wharf & Warehouse Company's Subdivision, for a southeast corner of this survey, whence a concrete monument, a southeast corner of said Arroyo Tract, bears N.59°45'30"E. 16.72 feet,-

Thence S.59°45'30"W., with said south boundary line of Arroyo Tract and north boundary line of Block 7, 186.61 feet to a point, a corner of said Arroyo Tract and of said Block 7, for a corner of this survey,-

Thence S.0°14'30"E., with the east boundary line of said Arroyo Tract and west boundary line of said Block 7,- at 126.84 feet, cross the centerline of the track of the Texas Mexican Railway, having a right of way 60.00 feet wide, extending 30.00 feet on each side of the center of the track,- in all 235.00 feet to a point, a corner of said Arroyo Tract and of said Block 7, for a corner of this survey,-

Thence S.20°14'30"E., with said east boundary line of Arroyo Tract and west boundary line of Block 7 and passing the southwest corner of said Block 7, 103.00 feet to a point, a southeast corner of said Arroyo Tract, for a southeast corner of this survey,-

Thence S.88°41'40"W., with the south boundary line of said Arroyo Tract and north boundary line of Texas Mexican Railway Company lands, 185.27 feet to a point, the southeast corner of a tract of land conveyed to the City of Corpus Christi, Texas, on August 10, 1914, by C. F. H. v. Blucher for an extension of

Carrizo Street, as of record in the Deed Records of Nueces County, Texas, in Vol. 106 at page 77, for the southwest corner of this survey, whence the southwest corner of said C. F. H. v. Blucher Arroyo Tract and southeast corner of Felix A. Blucher 8-acre home tract bears S.88°41'40"W. 62.03 feet,-

Thence N.16°00'W., with the east boundary line of said Carrizo Street extension, crossing said Texas Mexican Railway right of way, 514.73 feet to a point, the southwest corner of said George A. v. Blucher 0.27-acre tract, for a northwest corner of this survey, whence said northwest corner of George A. v. Blucher 0.27-acre tract bears N.16°00'W. 78.20 feet,-

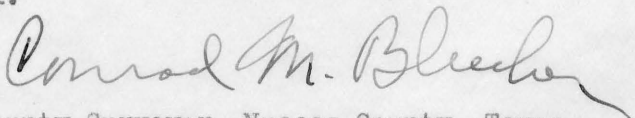
Thence N.74°00'E., with the south boundary line of said George A. v. Blucher 0.27-acre tract, 143.10 feet to a point, the southeast corner of said 0.27-acre tract, for a corner of this survey,-

Thence N.0°49'40"E., with the east boundary line of said 0.27-acre tract, 78.19 feet to the place of beginning,-

Excepting out of the land enclosed within these boundaries the right of way of said Texas Mexican Railway, extending 30.00 feet each side of the center of the existing railway track.

Containing an area of 3.32 acres, exclusive of said 60-foot right of way of Texas Mexican Railway, there being 3.65 acres in the entire tract within the boundaries as herein described and 0.33 acres in the said excluded railway right of way.

Surveyed March and October, 1941.


County Surveyor, Nueces County, Texas.