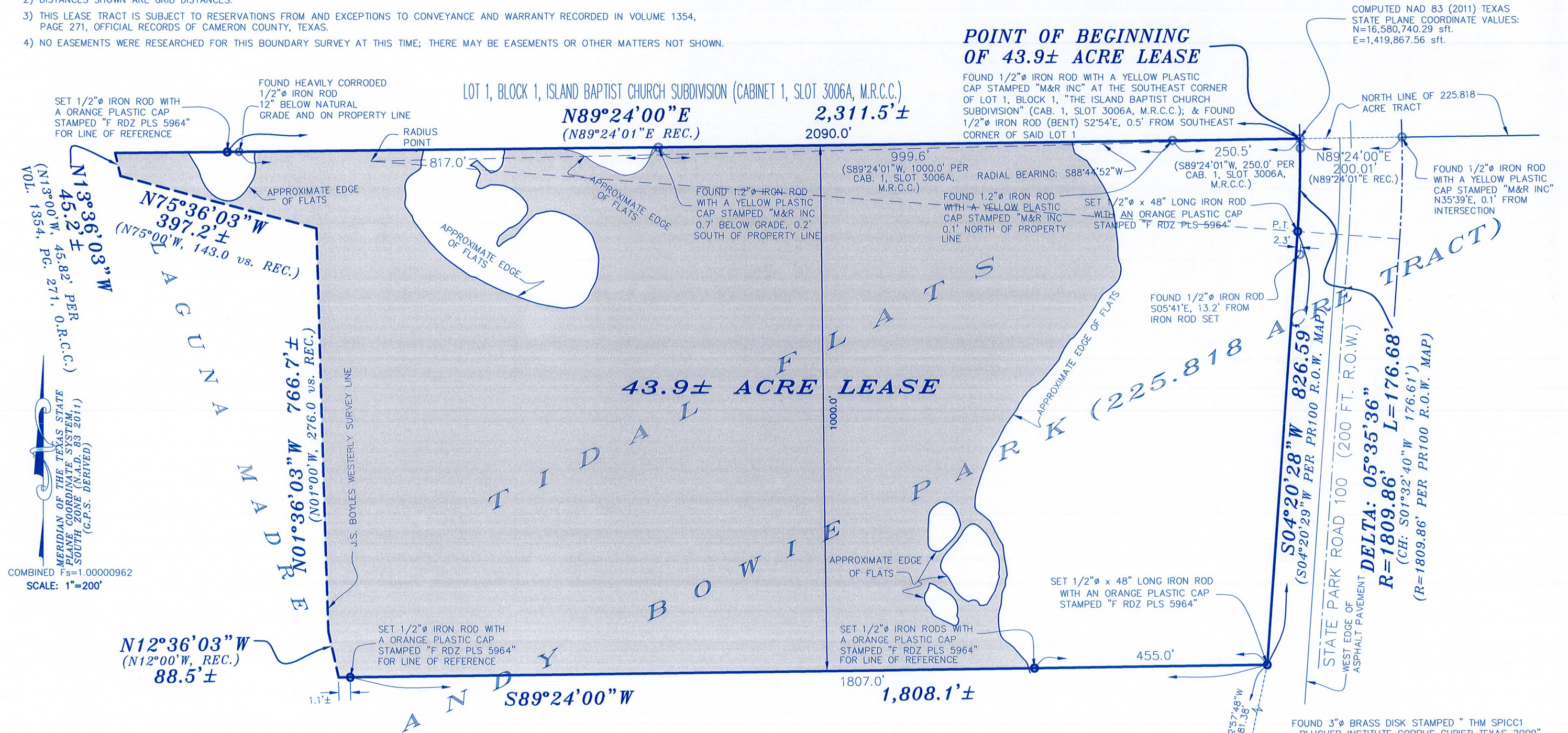


**NOTES:**

- 1) THIS BOUNDARY SURVEY WAS PERFORMED WITH THE AID OF AN INDEPENDENT GLOBAL POSITIONING SYSTEM (GPS) OBSERVATION METHODS AND IN CONNECTION WITH THE "ALLTERRA" VIRTUAL REFERENCE SYSTEM (VRS) NETWORK.
- 2) DISTANCES SHOWN ARE GRID DISTANCES.
- 3) THIS LEASE TRACT IS SUBJECT TO RESERVATIONS FROM AND EXCEPTIONS TO CONVEYANCE AND WARRANTY RECORDED IN VOLUME 1354, PAGE 271, OFFICIAL RECORDS OF CAMERON COUNTY, TEXAS.
- 4) NO EASEMENTS WERE RESEARCHED FOR THIS BOUNDARY SURVEY AT THIS TIME; THERE MAY BE EASEMENTS OR OTHER MATTERS NOT SHOWN.

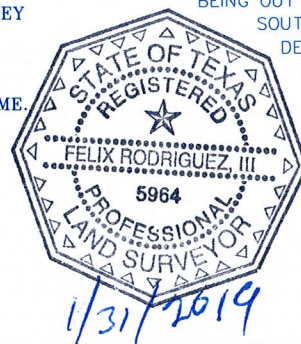


COMBINED  $F_s = 1.00000962$   
SCALE: 1"=200'

THIS SURVEY IS BASED ON AN ON-THE-GROUND SURVEY PERFORMED BY THE UNDERSIGNED CAMERON COUNTY SURVEYOR ON JANUARY 28, 2019.

NO VISIBLE UTILITIES, NOR UNDERGROUND UTILITIES, ARE TIED IN FOR THIS BOUNDARY SURVEY AT THIS TIME.

FELIX RODRIGUEZ III, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5964



BOUNDARY SURVEY OF  
43.9± ACRE LEASE OUT OF A CERTAIN 225.818 ACRE TRACT (COMMONLY REFERRED TO AS ANDY BOWIE PARK)  
OUT OF A CERTAIN 1,470 ACRE TRACT IN SOUTH PADRE ISLAND, JUAN JOSE BALLI GRANT, CAMERON COUNTY, TEXAS; SAID 43.9± ACRES  
BEING OUT OF CAMERON COUNTY'S SURFACE ESTATE LYING WEST OF THE CENTERLINE OF STATE PARK ROAD 100 CONVEYED BY THE "TOWN OF  
SOUTH PADRE ISLAND" UNTO SAID CAMERON COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF TEXAS, PER SPECIAL WARRANTY  
DEED EXECUTED OCTOBER 31, 1990, RECORDED IN VOLUME 1354, PAGE 271, OFFICIAL RECORDS OF CAMERON COUNTY, TEXAS.

SURVEYED FOR:

**CAMERON COUNTY PARKS SYSTEM**  
(SURVEYED JANUARY 30, 2019)



CAMERON  
COUNTY  
ENGINEERING

"Building a Better Community"

1390 W. Expressway 83  
San Benito, Texas 78586

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