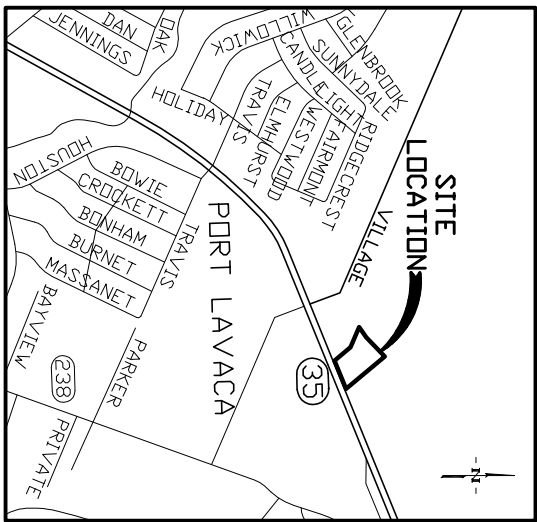


PVS PL HANUMAN LLC SUBDIVISION

2.18 ACRE SUBDIVISION

BEING ALL OF THE SAME PROPERTY DESCRIBED AS 2.18 ACRES IN SPECIAL WARRANTY DEED DATED FEBRUARY 2, 2023 RECORDED IN FILE NO. 2023-00295 OF THE CALHOUN COUNTY PLAT RECORDS
ALEJANDRO ESPARZA SURVEY, ABSTRACT NO. 12 OF CALHOUN COUNTY, TEXAS



DRAWN BY:
J.H.D.
CHECKED BY:
H.A.D.
DATE:
JAN. 30 2023
SCALE:
1" = 60'

G & W ENGINEERS, INC.

ENGINEERING • SURVEYING • PLANNING

205 W. LIVE OAK STREET, PORT LAVACA, TEXAS 77979

TBPLS FIRM NO.: 10022100

(361) 552-4509: PORT LAVACA (979) 323-7100: BAY CITY

FILE NO.:
10567-001
JOB NO.:
10567-001
SHEET NO.:
1 OF 1



FLOOD DATA

ACCORDING TO THE APPROXIMATE SCALE OF THE NATIONAL FLOOD INSURANCE RATE MAP, COMMUNITY FLOOD HAZARD IDENTIFICATION MAP NO. 150186, THIS PROPERTY IS LOCATED IN ZONE X.

LEGEND

○ EXISTING 5/8" IRON ROD

○ UNLESS NOTED

○ EXISTING 2" IRON PIPE

● SET 5/8" IRON ROD WITH PLASTIC CAP

○ C.C.O.R. CALHOUN COUNTY DEED RECORDS

○ C.C.O.R. CALHOUN COUNTY OFFICIAL RECORDS

○ PLAT OR DEED CALL

GRAPHIC SCALE

(IN FEET)

1 inch = 60 ft.

CERTIFICATE OF OWNERSHIP

STATE OF TEXAS

COUNTY OF CALHOUN

I, THE UNDERSIGNED, OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS PVS PL HANUMAN LLC SUBDIVISION, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATERCOURSE, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

REPRESENTATIVE

PVS PL HANUMAN, LLC.

STATE OF TEXAS

COUNTY OF _____

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ DAY OF _____, 2023.

NOTARY PUBLIC, STATE OF TEXAS

CITY COUNCIL CERTIFICATE APPROVAL

STATE OF TEXAS

COUNTY OF CALHOUN

I, MAYOR GRANT, CITY SECRETARY OF THE CITY OF PORT LAVACA, AN INCORPORATED CITY IN CALHOUN COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE FOREGOING SUBDIVISION PLAT WAS APPROVED BY THE CITY COUNCIL OF SAID CITY AS APPROVED BY LAW, AND THAT THE RESOLUTION APPEARS OF RECORD IN VOLUME _____ PAGE _____ OF THE MINUTES OF THE PLANNING BOARD OF PORT LAVACA AS KEPT IN MY OFFICE.

WITNESS MY HAND AND SEAL OF THE CITY OF PORT LAVACA, TEXAS, ON THIS _____ DAY OF _____, 2023.

CITY SECRETARY

CITY OF PORT LAVACA, CALHOUN COUNTY

STATE OF TEXAS

CALHOUN COUNTY APPRAISAL DISTRICT

I, HEREBY CERTIFY THAT THE AD VALOREM TAXES ON THE LAND INCLUDED WITHIN THE BOUNDARIES OF THIS PLAT ARE PAID FOR THE TAX YEAR _____ AND ALL PRIOR YEARS.

IF APPLICABLE, THE ABOVE-DESCRIBED PROPERTY HAS/S RECEIVING SPECIAL APPRAISAL, BASED ON ITS USE, AND ADDITIONAL ROLLEBACK TAXES MAY BECOME DUE BASED ON THE PROVISIONS OF THE SPECIAL APPRAISAL (COMPTROLLER RULE 9.3040) OR PROPERTY OMITTED FROM THE APPRAISAL ROLL AS DESCRIBED UNDER TAX CODE SECTION 25.21 IS NOT INCLUDED IN THIS CERTIFICATE [TAX CODE SECTION 31.08 (9)].

SIGNED THIS THE _____ DAY OF _____, 2023.

BY: _____

JESSE W. HUBBELL,

CHIEF APPRAISER

CALHOUN CO. E911 EMERGENCY COMMUNICATIONS DISTRICT

I HEREBY CERTIFY THAT THE FOREGOING SUBDIVISION PLAT OF PVS PL HANUMAN LLC SUBDIVISION MEETS THE CURRENT 911 REQUIREMENTS.

RAGUEL MORALES

DISTRICT COORDINATOR

(361) 552-5455

G & W ENGINEERS, INC.

HENRY A. DANYSH

REGISTERED PROFESSIONAL

LAND SURVEYOR NO. 5088

1, HENRY A. DANYSH, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE PLAT SHOWN HEREON REPRESENTS THE RESULT OF A SURVEY MADE ON THE GROUND UNDER MY DIRECTION ON JANUARY 26, 2023.

FINAL PLAT