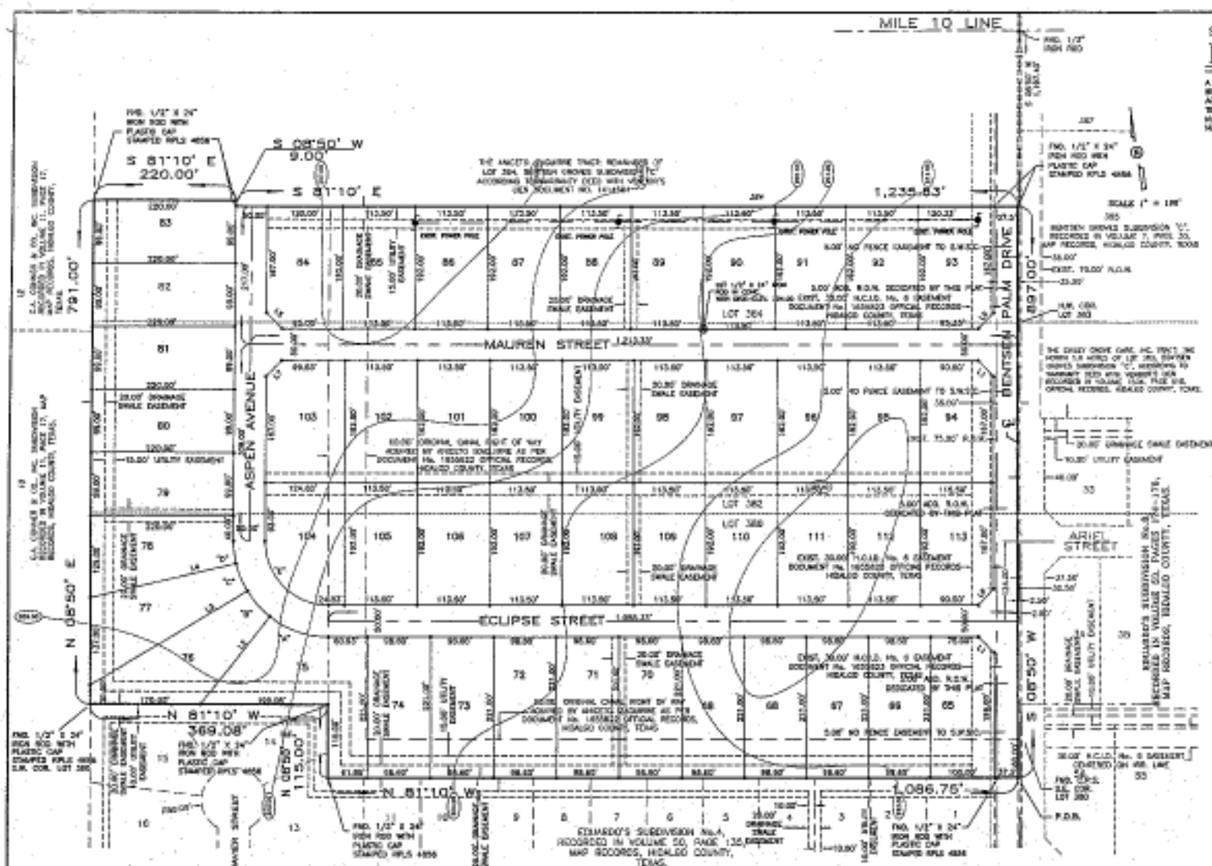

SUBDIVISION PLAT OF :

EDUARDO'S SUBDIVISION No.5

A 20.050 ACRE TRACT OF LAND BEING AL OF LOTS 380, 382, PART OF LOT 384, AND OUT OF HIDALGO COUNTY IRRIGATION DISTRICT No.6 CANAL LATERAL 4-013, BENTSEN GROVES SUBDIVISION "C", HIDALGO COUNTY, TEXAS, ACCORDING THE MAP OR PLAT THEREOF RECORDED IN VOLUME 7, PAGE 30, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEEDS WITH VENDOR'S LIEN RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1414001 AND 1389407, AND DEED WITHOUT WARRANTY RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1355822, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS

NOTES AND BOUNDS

A 20.050 ACRE TRACT OF LAND BEING AL OF LOTS 380, 382, PART OF LOT 384, AND OUT OF HIDALGO COUNTY IRRIGATION DISTRICT No.6 CANAL LATERAL 4-013, BENTSEN GROVES SUBDIVISION "C", HIDALGO COUNTY, TEXAS, ACCORDING THE MAP OR PLAT THEREOF RECORDED IN VOLUME 7, PAGE 30, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEEDS WITH VENDOR'S LIEN RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1414001 AND 1389407, AND DEED WITHOUT WARRANTY RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1355822, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS, REFERENCE TO WHICH IS HERE MADE FOR ALL PURPOSES AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A COTTON PICKER SPINDLE FOUND WITHIN THE RIGHT OF WAY OF BENTSEN PALM DRIVE FOR THE SOUTH-EAST CORNER OF THIS TRACT, SAID SPINDLE BEARS S 08° 50'W, 18.08 FEET FROM THE SOUTHEAST CORNER OF LOT 380.

THENCE, N 81° 10'W, ALONG THE SOUTH LINE OF HIDALGO COUNTY IRRIGATION DISTRICT No.6 CANAL LATERAL 4-013, PASSING A 5/8" IRON ROD WITH CAP STAMPED RPLS 4858 FOUND AT 22.50 FEET FOR THE WEST RIGHT OF WAY LINE OF BENTSEN PALM DRIVE, A TOTAL DISTANCE OF 1,086.75 FEET TO A 5/8" IRON ROD WITH CAP STAMPED RPLS 4858 FOUND ON THE WEST LINE OF HIDALGO COUNTY IRRIGATION DISTRICT No.6 CANAL LATERAL 4-013 FOR AN EXTERIOR CORNER OF THIS TRACT.

THENCE, N 20° 50'E, ALONG THE WEST LINE OF SAID HIDALGO COUNTY IRRIGATION DISTRICT No.6 CANAL LATERAL 4-013, A DISTANCE OF 115.00 FEET TO A 5/8" IRON ROD WITH CAP STAMPED RPLS 4858 FOUND FOR AN INTERIOR CORNER OF LOT 380 AND AN EXTERIOR CORNER OF THIS TRACT.

THENCE, N 81° 10'W, ALONG THE SOUTH LINE OF LOT 386, A DISTANCE OF 369.08 FEET (MAP RECORD: 369.10 FEET) TO A 5/8" IRON ROD WITH CAP STAMPED RPLS 4858 FOUND FOR THE SOUTHWEST CORNER OF LOT 386 AND THE SOUTHWEST CORNER OF THIS TRACT.

THENCE, N 08° 50'E, ALONG THE WEST LINE OF LOTS 386, 388 AND 384, A DISTANCE OF 791.00 FEET TO A 5/8" IRON ROD 24" IN LENGTH WITH PLASTIC CAP STAMPED RPLS 4858 SET FOR THE NORTHWEST CORNER OF THIS TRACT.

THENCE, S 81° 10'E, A DISTANCE OF 220.00 FEET TO A 5/8" IRON ROD 24" IN LENGTH WITH PLASTIC CAP STAMPED RPLS 4858 SET FOR AN INTERIOR CORNER OF THIS TRACT.

THENCE, S 08° 50'W, A DISTANCE OF 9.00 FEET TO A 5/8" IRON ROD 24" IN LENGTH WITH PLASTIC CAP STAMPED RPLS 4858 SET FOR AN INTERIOR CORNER OF THIS TRACT.

THENCE, S 81° 10'E, PASSING A 5/8" IRON ROD 24" IN LENGTH WITH PLASTIC CAP STAMPED RPLS 4858 SET AT 1,203.33 FEET FOR THE WEST RIGHT OF WAY LINE OF BENTSEN PALM DRIVE, A TOTAL DISTANCE OF 1,235.83 FEET TO A CUTICAL PICKER SPINDLE SET ON THE EAST LINE OF LOT 384 AND WITHIN THE RIGHT OF WAY OF BENTSEN PLAM DRIVE FOR THE NORTH-EAST CORNER OF THIS TRACT.

THENCE, S 08° 50'W, ALONG THE EAST LINE OF LOTS 380, 382 AND 384, PARALLEL TO AND 2.50 FEET WEST OF THE CENTERLINE OF BENTSEN PALM DRIVE, A DISTANCE OF 897.00 FEET TO THE POINT OF BEGINNING AND CONTAINS 20.050 ACRES OF LAND MORE OR LESS.

BEARINGS ARE IN ACCORDANCE WITH EDUARDO'S SUBDIVISION No.4, RECORDED IN VOLUME 50, PAGE 135, MAP RECORDS, HIDALGO COUNTY, TEXAS.

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT, AND WAS MADE AND PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY DONE ON THE GROUND UNDER MY SUPERVISION.

ALFONSO QUINTANILLA
R.P.L.S. No. 4858

OCTOBER 14, 2006
DATE

STATE OF TEXAS
COUNTY OF HIDALGO
OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION

I, ANICETO IZAGUIRRE, A MARRIED PERSON, AS OWNER OF THE 20.050 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED "EDUARDO'S SUBDIVISION No.5", HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREET, PARK, AND EASEMENTS SHOWN HEREIN.
I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE §232.021 AND THAT:
(A) THE WATER QUALITY AND CONNECTIONS TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS;
(B) SEWER CONNECTIONS TO THE LOTS BY SEPTIC TANKS MEET, OR WILL MEET, THE MINIMUM REQUIREMENTS OF STATE STANDARDS;
(C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS; AND
(D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS.
I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

ANICETO IZAGUIRRE
500 SOLAR DRIVE
MISSION, Tx. 78574
(956) 583-0610

DATE

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, the undersigned notary public, on this day personally appeared ANICETO IZAGUIRRE, proved to me through the Texas Department of Public Safety Driver License to be the person whose name is subscribed to the foregoing instrument, who, being by me first duly sworn, declared that the statements therein are true and correct and acknowledged that he executed the same for the purposed and consideration therein expressed.

Given under my hand and seal of office this _____ day of _____, 20__.

LISA A. SUNDWALL
Notary Public, State of Texas
My Commission Expires
July 23, 2008

LISA A. SUNDWALL– NOTARY PUBLIC

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 232.028(a)

WE THE UNDERSIGNED CERTIFY that the plat of the EDUARDO'S SUBDIVISION No.5 was reviewed and approved by the Hidalgo County Commissioners Court on _____.

Hidalgo County Judge — Date

ATTEST:
Hidalgo County Clerk — date

STATE OF TEXAS
COUNTY OF HIDALGO
COUNTY CLERK'S RECORDING CERTIFICATE

I, _____ COUNTY CLERK OF HIDALGO COUNTY, certify that the plat bearing this certificate was filed for record at _____ o'clock ____ M.on _____, and was recorded in Book _____, Page(s) _____ the Plat Records of Hidalgo County at o'clock _____ M. on _____.

Hidalgo County Clerk

THIS PLAT APPROVED BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 6, ON THIS THE ____ DAY OF _____, 20__.

HIDALGO COUNTY IRRIGATION DISTRICT NO. 6, WILL NOT BE RESPONSIBLE FOR DRAINAGE OR DELIVERY OF WATER TO ANY LOT IN THIS SUBDIVISION. IF DESIRED, THIS WILL NOT BE AT DISTRICT EXPENSE.

SECRETARY — PRESIDENT

NOTE:
HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE NO. 49.211(c). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE CONSIDERED DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THOSE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

BY: _____ DATE

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF (EDUARDO'S SUBDIVISION No. 5) WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY RIGHT OF WAY DEPARTMENT ON _____.

HIDALGO COUNTY RIGHT OF WAY DIRECTOR — DATE

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF (EDUARDO'S SUBDIVISION No. 5) WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON _____.

HIDALGO COUNTY ASSISTANT CHIEF INSPECTOR — DATE

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THE PROPER ENGINEERING CONSIDERATIONS HAVE BEEN GIVEN TO THIS PLAT.

ALFONSO QUINTANILLA
P.E. No. 95534

11-15-07
DATE

PLAT NOTES AND RESTRICTIONS:

1.– FLOOD ZONE STATEMENT:
FLOOD ZONE DESIGNATION: ZONE "X" AREA DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN. COMMUNITY-PANEL NO. 480334 0005 D EFFECTIVE DATE: JUNE 6, 2000.

THE AREAS WITHIN THE DRAINAGE EASEMENTS AND THE IMPROVED STREET RIGHT-OF-WAY ARE WITHIN THE 100-YEAR FLOOD PLAIN. C.F.R. 44CFR 65.6. EXTERNAL CAUSES AND A 2ND OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS FOR HIDALGO COUNTY, TEXAS AND THE LOCAL FLOOD PLAIN ADMINISTRATOR DESIGNATES NO OTHER AREA WITHIN THE PROPOSED SUBDIVISION TO BE WITHIN THE 100-YEAR FLOOD PLAIN.

CONSTRUCTION OF RESIDENTIAL DWELLING WITHIN ANY AREA OF THE SUBDIVISION THAT IS IN THE 100-YEAR FLOODPLAIN IS PROHIBITED UNLESS THE HOUSING SURPASSES FIRM INSURANCE UNDER THE NATIONAL FLOOD INSURANCE ACT OF 1968 (42 U.S.C. SECTIONS 4001 THROUGH 4127).

B.L. ESTIMATED:
FRONT ..... 25.00 FEET
REAR ..... 15.00 FEET
SIDE ..... 6.00 FEET
CORNER SIDE ..... 10.00 FEET
OR EASEMENT LINE WHICHEVER IS GREATER ON ALL CASES.

3.– LEGEND: ● – DENOTES 1/2"X24" IRON ROD SET WITH PLASTIC CAP STAMPED RPLS 4858 UNLESS OTHERWISE NOTED

4.– GENERAL NOTE FOR SINGLE FAMILY RESIDENCE: NO MORE THAN ONE-SINGLE FAMILY DWELLING DWELLING SHALL BE LOCATED ON EACH LOT. ANY OWNER WHO SHALL REQUIRE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHALL APPROVAL APPLICATION FOR CONSTRUCTION ARE REQUIRED PRIOR TO OBTAINING THE CO.

5.– BENCHMARK NOTE: THE FOLLOWING BENCHMARK IS DEPICTED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS. B.M. No. 1: LOCATION: SOUTH EAST, FRONT 50.00 FEET NORTH OF THE SOUTHEAST CORNER OF THIS SUBDIVISION
N.A.V.D. 88 DATUM.
B.M. No. 1– ELEVATION: FINISH LOCATION ON 1/2" IRON ROD SET IN CONC. W/ CAP ON THE SOUTHEAST CORNER OF LOT 84.
N.A.V.D. 88 DATUM.

6.– MINIMUM FINISH FLOOR NOTE: MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF CURB OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER. ELEVATION CERTIFICATE MAY BE REQUIRED FOR ANY LOCATED WITHIN A DESIGNATED FLOOD ZONE. AT THE TIME THE APPLICATION FOR CONSTRUCTION TO VERIFY PRE AND POST CONSTRUCTION FINISH FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.

7.– DRAINAGE IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS. THE DEVELOPMENT WILL BE REQUIRED TO OBTAIN A TOTAL OF HUNDRED CUBIC-FEET PER SECOND (CFS) OF STORM WATER RUNOFF. DRAINAGE DETENTION IS ACCEPTABLE WITH THE FINAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: LOT DRAINAGE REVIEW ON SHEET No.2.

8.– DRAINAGE SWALE EASEMENTS NOTE: NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY DRAINAGE SWALE EASEMENT. EACH DRAINAGE SWALE EASEMENT SHALL BE KEPT CLEAR OF FENCES OR OTHER OBSTRUCTIONS THAT WOULD HINDER WITH THE OPERATION OF THE DRAINAGE SWALE EASEMENT. THE LOT OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SWALE.

9.– NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, GARDEN TREES, AND OTHER PLANTING (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD HINDER WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.

10.– THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARY OF THE SUBDIVISION.

11.– ON-SITE SEWAGE FACILITIES (OSSF) NOTE:
THE SUBDIVISION SHALL USE ONSITE SEWAGE FACILITIES IN ACCORDANCE WITH TCEQ AND HIDALGO COUNTY REGULATIONS FOR SEWAGE DISPOSAL.
THE DEVELOPER IS RESPONSIBLE FOR PREPARING AN OSSF ON ALL LOTS.
A. OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWAGE ONLY.
B. DESIGNED SYSTEM SHALL BE SUBMITTED FOR CONSTRUCTION USE.
C. EACH LOT ON THIS PLAT CONTAINS WITH THE MINIMUM 21,780 SQUARE FOOT LOT AREA NOW AVAILABLE WATER SUPPLY.
D. OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED REPRESENTATIVE.
E. SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY REPRESENTATIVE AND DESIGNED WITH THE SOIL TEST ON THE UTILITY PLAN FOR THE SUBDIVISION AND ENGINEER HAS DETERMINED THAT THE SOIL IS SUITABLE FOR A CONVENTIONAL SEPTIC TANK AND AERODRIFT DISTRIBUTION SYSTEM.
F. APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLAN FOR ANY DWELLING PRIOR TO OBTAINING A CO.

12.– "ANICETO IZAGUIRRE" THE OWNER & DEVELOPER OF "EDUARDO'S SUBDIVISION No. 5", HEREBY AGREES TO DEVELOP EACH LOT FOR THE PURPOSES OF PATHWAYS AS APPROVED OSSF ON THE LOT AS REMARKED ON SHEET No. ___ OF THIS PLAT.

13.– EACH PURCHASE CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.

14.– ALL PUBLIC UTILITIES EASEMENTS DEDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.00 FEET AS PER THE HIDALGO COUNTY STREET SUBDIVISION RULES, BY SIGNING THIS PLAT DEVELOPER AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN COMPLY WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.

15.– AN IMPROVEMENT PLANNING LOT SITE PLAN & DRAINAGE PLAN APPROVAL BY THE HIDALGO COUNTY PLANNING DEPARTMENT SHALL BE REQUIRED FOR COMMERCIAL, INDUSTRIAL & MULTIFAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND/OR DEVELOPMENT PERMIT. NO WATER OR SEWER CONNECTIONS SHALL BE MADE UNTIL THE SITE PLAN, DRAINAGE PLAN AND OSSF PLAN ARE APPROVED AND PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.

16.– ALL BENTSEN EASEMENTS ARE EXCLUSIVE TO LOTS NO. 5 BUSINESS, AND NO OTHER UNLESS OR ONE IS ALLOWED WITHOUT EXPRESS APPROVAL BY THE DISTRICT.

17.– NO UTILITY COMPANY OR OTHER PERSON IS ALLOWED TO CROSS ABOVE OR BELOW GROUND ANY DISTRICT EASEMENT OR RIGHT OF WAY WITH LINES, POLES, OPEN DITCHES OR OTHER USE WITHOUT FIRST OBTAINING A CROSSING PERMIT FROM THE DISTRICT. (HCID No. 6 DISTRICT)

18.– NO PERMANENT STRUCTURES, EXAMPLE, FENCES OF ANY CONSTRUCTION WILL BE ALLOWED TO BE CONSTRUCTED OR EXIST ON ANY DISTRICT EASEMENT OR RIGHT OF WAY WITHOUT WRITTEN APPROVAL BY THE DISTRICT. ANY UNAUTHORIZED STRUCTURE IN THE EASEMENT AREA IS SUBJECT TO REMOVAL.

19.– NO ACCESS GATES BENTSEN PALM DRIVE FROM LOTS 65, 83, 84 & 113 UNLESS THOSE LOTS ARE USED FOR COMMERCIAL USE.

20.– LOTS 65, 83, 84 & 113 HAVE A 6.00' NO FENCE EASEMENT TO SHARYLAND WATER SUPPLY CORPORATION.

INDEX OF SHEETS

SHEET 1.– HEADING INDEX, LOCATION MAP AND KEY PROPOSED, CONTOURS, MAP, LOT, STREETS, AND EASEMENT LAYOUT, SUBDIVISION NOTES AND RESTRICTIONS, OWNER'S DEDICATION, CERTIFICATION, ENGINEER'S CERTIFICATION, HIDALGO COUNTY DRAINAGE DISTRICT No. 6 CERTIFICATION, HIDALGO COUNTY DRAINAGE DISTRICT No. 1 CERTIFICATION, CERTIFICATION OF PLAT APPROVAL (COUNTY JUDGE), HIDALGO COUNTY HEALTH DEPARTMENT, RIGHT OF WAY DEPARTMENT, REVISION NOTES.

SHEET 2.– ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND WASTE WATER SYSTEM AND ENGINEER'S CERTIFICATION (DRAIN AND DRAINAGE VERSION), REVISION NOTES.

SHEET 3.– DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE MAP OF TOPOGRAPHY OF DRAINAGE, AND (ENGINEERING CONFIGURATION) REVISION NOTES.

LOCATION MAP — SCALE 1" = 2000'

LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY:
EDUARDO'S SUBDIVISION No. 5 IS LOCATED IN WEST HIDALGO COUNTY ON THE EAST SIDE OF BENTSEN PALM DRIVE AND 1,057.40 FEET SOUTH OF MILE 10 LINE. THE ONLY NEARBY MUNICIPALITY IS THE CITY OF MISSION. ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF MISSION (ORDINANCE 80-145). EDUARDO'S SUBDIVISION No. 5 LIES APPROXIMATELY 6.00 MILES FROM THE CITY LIMITS AND IS NOT WITHIN THE CITY'S FIVE-MILE ETJ UNDER LOCAL GOVERNMENT CODE § 212.001 AND LIES IN PRECINCT 3.

PRINCIPAL CONTACTS:

	Name	Address	City & Zip	Phone	Fax
OWNER:	ANICETO IZAGUIRRE	500 SOLAR DRIVE	MISSION, Tx. 78574	(956) 583-0610	(956) 583-3161
ENGINEER:	ALFONSO QUINTANILLA	124 E. STUBBS	EDINBURG, TX. 78539	(956) 381-4460	(956) 381-0527
SURVEYOR:	ALFONSO QUINTANILLA	124 E. STUBBS	EDINBURG, TX. 78539	(956) 381-4460	(956) 381-0527

LINE DATA TABLE		
DATA	BEARING	LENGTH
L1	S 24°12'00" E	28.36'
L2	N 46°49'58" E	174.46'
L3	N 67°24'59" E	203.46'
L4	N 86°10'58" E	228.56'
L5	N 36°10'00" E	35.36'
L6	S 53°50'00" E	35.36'
L7	N 53°50'00" E	35.36'

LINE DATA TABLE		
LOT	AREA (S.F.)	AC.
65	21,781.00	0.500
66-74	21,780.00	0.500
75	21,710.30	0.498
76	23,186.30	0.534
77	21,621.85	0.501
78	22,609.37	0.519
79-82	21,780.00	0.500
83	23,727.58	0.545
84-93	21,780.00	0.500
93	22,793.08	0.523
94	21,863.56	0.502
95-102	21,780.00	0.500
103	23,854.98	0.543
104	21,801.34	0.500
105-112	21,780.00	0.500
113	21,863.56	0.502

CURVE DATA TABLE			
CURVE	Δ	RADIUS	LENGTH
"A"	37°59'55"	130.00'	86.16'
"B"	37°35'33"	130.00'	53.06'
"C"	17°53'31"	150.00'	46.84'
"D"	13°31'30"	150.00'	35.41'
"E"	90°00'00"	100.00'	157.08'

REVISION NOTES

No.	Date	Revision	Drn.	Approved

QUINTANILLA, HEADLEY AND ASSOCIATES, INC.
CONSULTING ENGINEERS · LAND SURVEYORS
124 E. STUBBS ST.
EDINBURG, TEXAS 78539
PHONE 956-381-4460
FAX 956-381-0527

SHEET NO. 1 OF 3 SHEETS				
DATE PREPARED	PREPARED BY	DRAWN BY	APPROVED BY	
10-14-06	ANICETO IZ.	DAVID R.	ALFONSO Q.	
10-26-06	DAVID R.	DAVID R.	ALFONSO Q.	