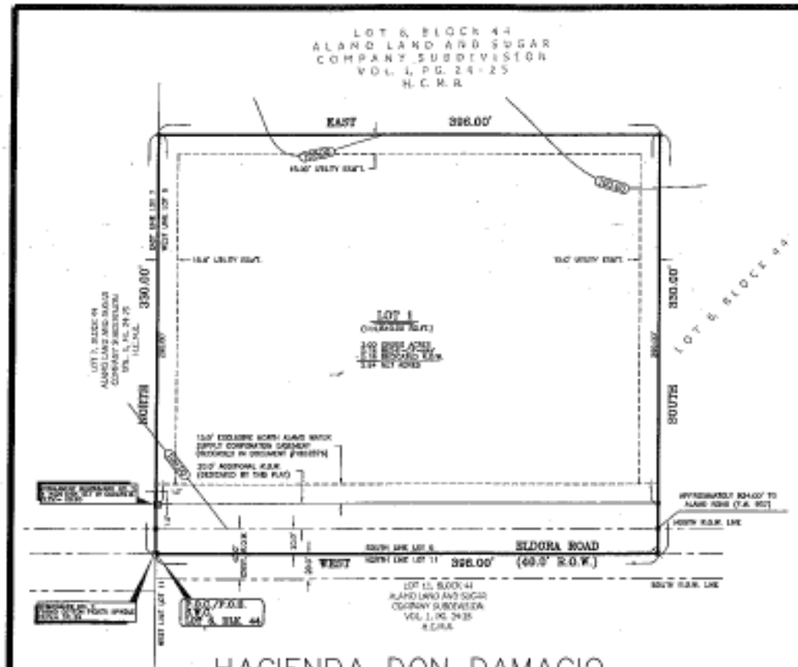


HACIENDA DON DAMACIO

HIDALGO COUNTY, TEXAS.

BEING A 3.0 ACRE TRACT OF LAND, MORE OR LESS, CARVED OUT OF LOT 6, BLOCK 44, ALAMO LAND AND SUGAR COMPANY'S SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 1, PAGES 24 THRU 25, MAP RECORDS OF HIDALGO COUNTY, TEXAS.

1. MINIMUM SETBACK LINES FOR SINGLE FAMILY DWELLING DISTRICT:
   FRONT ..... 40.0' OR EASEMENT, WHICHEVER IS GREATER
   REAR ..... 15.0' OR EASEMENT, WHICHEVER IS GREATER
   SIDE ..... 6.0' OR EASEMENT, WHICHEVER IS GREATER
2. FLOOD ZONE STATEMENT:
   FLOOD ZONE DESIGNATION: ZONE "C"
   AREAS OF MINIMAL FLOODING.
   COMMUNITY PANEL NO. 480334 0425 C
   EFFECTIVE NOVEMBER 16, 1982
   THE AREAS WITHIN THE DRAINAGE EASEMENTS AND THE PROPOSED STREET RIGHT-OF-WAY ARE WITHIN THE 100-YEAR FLOOD PLAIN. COMMUNITY PANEL NUMBER 480334 0425 C EFFECTIVE DATE NOVEMBER 16, 1982 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS FOR HIDALGO COUNTY, TEXAS, AND THE LOCAL FLOOD PLAIN ADMINISTRATOR IDENTIFIES NO OTHER AREA WITHIN THE PROPOSED SUBDIVISION TO BE WITHIN THE 100-YEAR FLOOD PLAIN. CONSTRUCTION OR RESIDENTIAL HOUSING WITHIN ANY AREA OF THE SUBDIVISION THAT IS IN THE 100-YEAR FLOOD PLAIN IS PROHIBITED UNLESS THE HOUSING QUALIFIES FOR INSURANCE UNDER THE NATIONAL FLOOD INSURANCE ACT OF 1968 (42 U.S.C. SECTIONS 4001 THRU 4127).
3. MINIMUM FINISH FLOOR HEIGHT:
   MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE TOP CENTERLINE OF ROAD OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE. THE FINISH FLOOR ELEVATION FOR CONSTRUCTION TO WHICH FIRE AND OTHER CONSTRUCTION PARTS FLOOR ELEVATIONS AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A SCHEDULE PERMIT APPLICATION.
4. DRAINAGE:
   IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 OF DEVELOPED TO RETAIN A TOTAL 8.394 AC CUBIC-FEET OR 0.1193 ACRE FEET OF STORM RUNOFF. DRAINAGE RETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: SEE DRAINAGE REPORT ON THIS SHEET FOR DRAINAGE DETENTION.
5. NO MORE THAN ONE SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT (THERE SHALL BE NO OTHER USE, OTHER THAN A SINGLE FAMILY DWELLING). (APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPYING THE LOT.)
6. UNLESS OTHERWISE NOTED ON THIS PLAT, THE LOT IS MONUMENTED BY 1/2 INCH REBAR BY 18 INCH LONG IRON RODS.
7. NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, DRIVEWAYS, TREES, AND OTHER PLANTINGS (EXCEPT LOW, LIKE SODS OR FLOWERS, WHICH DO NOT INTERFERE WITH THE OPERATIONS OF THE EASEMENT). OTHERWISE, ANY OTHER OBSTRUCTIONS TO THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
8. EACH PURCHASER/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.
9. THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
10. ALL CONSTRUCTION SHALL COMPLY WITH STORM WATER POLLUTION PREVENTION PLAN (SWPP) REQUIREMENTS.
11. BENCHMARK NOTE:
    THE FOLLOWING BENCHMARK IS IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS.
    BLM. NO. 1 – ELEV.= 101.24. DESCRIPTION: TOP OF FOUND COTTON PICKER SPINDLE LOCATED IN THE SOUTHWEST CORNER OF LOT 6, BLOCK 44, ALAMO LAND & SUGAR COMPANY'S SUBDIVISION. BENCHMARK DATUM IS NAVD 88.
    BLM. NO. 2 – ELEV.= 99.88. DESCRIPTION: TOP OF 4 INCH DISK SET IN CONCRETE LOCATED 1 FOOT SOUTH OF THE PROPERTY NORTH RIGHT OF WAY LINE OF ELDORA ROAD AND 1 FOOT EAST OF THE WEST PROPERTY LINE. BENCHMARK DATUM IS NAVD 88.
12. THE SEPTIC TANK SYSTEM SHALL BE APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT PRIOR TO OCCUPANCY OF A LOT WITHIN THIS SUBDIVISION.
13. ALL UTILITY EASEMENTS, ALLEYS, AND RIGHT-OF-WAYS SHALL BE PROPERLY MAINTAINED BY OWNER PER CITY REQUIREMENTS.
14. I, JOE MARTINEZ, THE OWNER & SUBDIVIDER OF HACIENDA DON DAMACIO, RETAIN AN EASEMENT UPON EACH LOT FOR THE PURPOSE OF INSTALLING AN APPROVED CHOP ON THE LOT AS DESCRIBED ON SHEET 2 OF THIS PLAT.
15. ALL PUBLIC UTILITY EASEMENTS DEDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.0 FEET AS PER THE HIDALGO COUNTY MODEL 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.
16. ON-SITE SEWAGE FACILITIES (OSSF) NOTE:
    SUB DIVISION SHALL USE ON-SITE SEWAGE FACILITIES IN ACCORDANCE WITH TCEQ AND HIDALGO COUNTY REGULATIONS FOR OSSF'S.
    THE SUBDIVIDER IS RESPONSIBLE FOR PROVIDING AN OSSF ON ALL LOTS.
    A. OSSF SYSTEM IS DESIGNED FOR DISPOSAL OF DOMESTIC SEWAGE ONLY.
    B. SIZED LOT OR TRACT THAT COMPLIES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.
    C. OSSF SYSTEM SHALL REQUIRE DISINFECTION AND APPROVAL BY HIDALGO COUNTY AUTHORITY DEPARTMENT.
    D. SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT AND EXCEPTIONS MAY BE ALLOWED UPON THE UTILITY COMPANY PROVIDING DOCUMENTATION THAT THE SUBDIVISION DEVELOPER HAS DEMONSTRATED AND DETERMINED THAT THE SOILS ARE SUITABLE FOR A STANDARD SEPTIC TANK AND SUBSURFACE DRAIN FIELD SYSTEM.
    E. APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPYING A LOT.
17. 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, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION OF THE DRAINAGE SWALE EASEMENT. THE LOT OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SWALE.

LEGEND

- FOUND 1/2" IRON ROD
- SET 1/2" IRON ROD
- FOUND COTTON PICKER SPINDLE
- SET NAIL
- R.O.W. RIGHT OF WAY
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- H.C.M.R. HIDALGO COUNTY MAP RECORDS

SCALE: 1" = 50'

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

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF HACIENDA DON DAMACIO WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONER ON _____, 200_.

APPROVED:

_____ HIDALGO COUNTY JUDGE — DATE _____

_____ HIDALGO COUNTY CLERK — DATE _____

COUNTY CLERK'S RECORDING CERTIFICATE

I, _____, COUNTY CLERK OF HIDALGO COUNTY, THAT THE PLAT BEARING THIS CERTIFICATE WAS FILED FOR RECORD AT _____ O'CLOCK ____ M. ON _____, _____, AND WAS RECORDED IN BOOK _____, SHEET(S) _____ THE PLAT RECORDS OF HIDALGO COUNTY AT _____ O'CLOCK ____M. ON _____, 200_.

_____ HIDALGO COUNTY CLERK — DATE _____

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF HACIENDA DON DAMACIO 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 HACIENDA DON DAMACIO WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON _____.

_____ HIDALGO COUNTY ASSISTANT CHIEF INSPECTOR — DATE _____

STATE OF TEXAS
HIDALGO COUNTY IRRIGATION DISTRICT # 2

NO IMPROVEMENTS OF ANY KIND (INCLUDING WITHOUT LIMITATION: TREES, FENCES, AND BUILDINGS) SHALL BE PLACED UPON H.C.I.D. # 2 RIGHT-OF-WAY OR EASEMENTS WITHOUT THE EXPRESS WRITTEN PERMISSION OF THE H.C.I.D. # 2.

THIS PLAT APPROVED BY HIDALGO COUNTY WATER IMPROVEMENTS DISTRICT No. 3 ON THIS _____ DAY OF _____, 200_.

PRESIDENT _____ ATTEST: _____ SECRETARY

LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRATERRITORIAL JURISDICTION OF A MUNICIPALITY:

HACIENDA DON DAMACIO IS LOCATED AT THE NORTH SIDE OF ELDORA ROAD APPROXIMATELY 924 FEET WEST OF ALAMO ROAD, ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF ALAMO (POPULATION 15,076 AS PER CENSUS 2000). HACIENDA DON DAMACIO DOES NOT LIE ADJACENT TO OR CONTIGUOUS WITH THE CITY LIMITS OF ALAMO. IT IS WITHIN THE TWO MILE EXTRATERRITORIAL JURISDICTION OF ALAMO UNDER LOCAL GOVERNMENT CODE 42.021. PRECINCT No.1.

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, owners of the property shown on this plat, their successors, assigns, and transferees (hereinafter called "Grantor"whether one or more persons are named), in consideration of one dollar ($1.00) and other good and valuable consideration paid by North Alamo Water Supply Corporation, (hereinafter called "Grantee"), the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, sell, transfer, and convey to said Grantee, its successors, and assigns, an exclusive perpetual easement with the right to erect, construct, install and thereafter use, operate, inspect, repair maintain, replace, and remove water distribution lines and appurtenances over and across the lands shown on this plat, together with the right of ingress and egress over Grantor's adjacent lands of the purpose for which the above mentioned rights are granted. The easement hereby granted shall not exceed 15' in width, and Grantee is hereby authorized to designate the courses of the easement herein conveyed except that when the pipeline(s) is installed, the easement herein granted shall be limited to a strip of land 15' in width, the center line thereof being the pipeline installed. In the event the easement hereby granted abuts on a public road and the city, county or state hereafter widens or relocates the public road so as to require the relocation of the water line as installed, Grantor further grants to Grantee an additional easement over and across the land shown on this plat for the purpose of laterally relocate said water line as may be necessary to clear the road improvements, which easement hereby granted shall be limited to a strip of land 15' in width, the center line thereof being the pipeline as relocated. The consideration recited herein shall constitute payment in full for all damages sustained by Grantor by reason of the installation, maintenance, repair, replacement and relocation of the structures referred to herein. This agreement together with other provisions of this grant shall constitute an easement for the benefit of the Grantee, its successors, and assigns. The Grantor covenants that it is the owner of the above-described lands and that said lands are free and clear of all encumbrances and liens except the following: The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for as long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for as long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF the said Grantor executed this instrument this__day of 200__.

DEVELOPER:

PRINCIPAL CONTACTS

	NAME	ADDRESS	CITY & ZIP	PHONE	FAX
OWNER:	JOE MARTINEZ	P.O. BOX 4185	McALLEN, TEXAS 78502	(956) 381-9353	(956) 000-0000
ENGINEER:	DAVID O. SALINAS	3221 DAFFODIL	McALLEN, TEXAS 78501	(956) 682-9081	(956) 686-1489
SURVEYOR:	DAVID O. SALINAS	3221 DAFFODIL	McALLEN, TEXAS 78501	(956) 682-9081	(956) 686-1489

STATE OF TEXAS
COUNTY OF HIDALGO

I, JOE MARTINEZ, AS OWNER TO THE LAND SHOWN ON THIS PLAT DESIGNATED AS HACIENDA DON DAMACIO, HIDALGO COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATED TO THE USE OF THE PUBLIC OR ENTERED, ALL STREETS, WATER WAYS, WATER COURSES, ALLEYS, EASEMENTS, AND RIGHTS-OF-WAY HEREON SHOWN FOR THE PURPOSE OF CONSIDERATION HEREON EXPRESSED, AND, FURTHER, HEREBY CERTIFY THAT THE REQUIREMENTS OF SECTION 232.032 OF THE TEXAS LOCAL GOVERNMENT CODE, PAGE 440, 2000 EDITION, HAVE BEEN MET AND THAT:

(A.) THE WATER QUALITY AND CONNECTIONS TO THE LOTS MEET, OR WILL MEET THE MINIMUM STATE STANDARDS;
(B) SANITARY SEWER CONNECTIONS TO ALL LOTS OR SEPTIC TANKS MEET, OR WILL MEET, STATE STANDARDS;
(C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOT MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS;
(D) GAS CONNECTIONS, IF AVAILABLE AND IF PROVIDED AS AN ALTERNATE SOURCE OF ENERGY,PROVIDED TO EACH LOT MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS.

_____ OWNER: JOE MARTINEZ, P.O. BOX 4185, McALLEN, TEXAS 78502 — DATE _____

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED THE PERSON OR PERSONS, KNOWN TO ME 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 STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 200_.

_____ NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES _____

STATE OF TEXAS
CITY OF ALAMO

I, THE UNDERSIGNED, MAYOR OF THE CITY OF ALAMO, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THE CITY WHEREIN MY APPROVAL IS REQUIRED.

_____ MAYOR — DATE _____

_____ CITY SECRETARY — DATE _____

STATE OF TEXAS
CITY OF ALAMO

I, THE UNDERSIGNED, CHAIRPERSON OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF ALAMO, TEXAS, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

_____ CHAIRPERSON, PLANNING AND ZONING COMMISSION — DATE _____

STATE OF TEXAS
COUNTY OF HIDALGO

I, DAVID OMAR SALINAS, P.E., A REGISTERED PROFESSIONAL ENGINEER LICENSED TO PRACTICE IN THE STATE OF TEXAS, REGISTRATION NUMBER TX. 71973, DO HEREBY CERTIFY THAT THIS PLAT HAS BEEN GIVEN PROPER AND ADEQUATE ENGINEERING CONSIDERATION, AND, FURTHER, DO HEREBY CERTIFY THAT NONE OF THE AREAS BEING PLATTED HEREIN AS HACIENDA DON DAMACIO AS DESCRIBED BY METES AND BOUNDS DESCRIPTION (SEE METES AND BOUNDS DESCRIPTION AT THE RIGHT) ARE NOT LOCATED IN A FLOOD PRONE AREA DESIGNATED AS ZONES "A" OR "AH" DEFINED AND DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

_____ DAVID OMAR SALINAS, P.E. RGD. PROFESSIONAL ENGINEER #71973 — DATE _____

STATE OF TEXAS
COUNTY OF HIDALGO

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

_____ DAVID O. SALINAS, R.P.L.S. REG. PROFESSIONAL LAND SURVEYOR #5782 — DATE _____

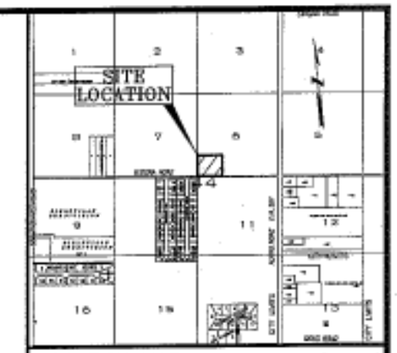
HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 CERTIFICATION

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 49.211.(c). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES 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 THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

BY: _____ DATE: _____

NO.	SHEET	REVISION NOTES	DATE



LOCATION MAP — SCALE 1"=1,000'

PREPARED BY: SALINAS ENGINEERING & ASSOCIATES
3221 DAFFODIL AVENUE – McALLEN, TEXAS 78501
JOB NUMBER: SP-07-01420
DATE OF SURVEY: MAY 08, 2007
DATE PREPARED: JULY 17, 2008

PLAT SHEET 1 OF 2

METES AND BOUNDS DESCRIPTION

BEING A 3.0 ACRE TRACT OF LAND, MORE OR LESS, CARVED OUT OF LOT 6, BLOCK 44, ALAMO LAND AND SUGAR COMPANY'S SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 01, PAGES 24 THRU 25, MAP RECORDS OF HIDALGO COUNTY, TEXAS; SAID 3.0 ACRE TRACT OF LAND IS MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A COTTON PICKER SPINDLE ON THE SOUTHWEST CORNER OF SAID LOT 6 LOCATED IN THE CENTER OF ELDORA ROAD FOR THE SOUTHWEST CORNER AND POINT OF BEGINNING OF THIS HEREIN DESCRIBED TRACT;

(1) THENCE, NORTH, CONCURRENT WITH THE WEST LINE OF SAID LOT 6, A DISTANCE OF 20.0 FEET PASS A ½ INCH DIAMETER IRON ROD FOUND ON INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF SAID ROAD, AT A DISTANCE OF 330.0 FEET IN ALL TO A ½ INCH DIAMETER IRON ROD FOUND FOR THE NORTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT;

(2) THENCE, EAST, ALONG A LINE PARALLEL TO THE SOUTH LINE OF SAID LOT 6, A DISTANCE OF 396.0 FEET TO A ½ INCH DIAMETER IRON ROD SET FOR THE NORTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT;

(3) THENCE, SOUTH, ALONG A LINE PARALLEL TO THE WEST LINE OF SAID LOT 6, A DISTANCE OF 310.0 FEET PASS A ½ INCH DIAMETER IRON ROD SET ON INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF SAID ROAD, AT A DISTANCE OF 330.0 FEET IN ALL TO A ½ INCH DIAMETER IRON ROD SET ON INTERSECTION WITH THE SOUTH LINE OF SAID LOT 6 LOCATED IN THE CENTER OF SAID ROAD FOR THE SOUTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT;

(4) THENCE, WEST, CONCURRENT WITH THE SOUTH LINE OF SAID LOT 6, A DISTANCE OF 396.0 FEET TO THE POINT OF BEGINNING, CONTAINING 3.0 GROSS ACRES OF LAND, MORE OR LESS, OF WHICH THE SOUTH 30.0 FEET ARE LOCATED WITHIN ELDORA ROAD RIGHT OF WAY, (OR 0.18 ACRES OF LAND, MORE OR LESS), LEAVING 2.82 NET ACRES OF LAND, MORE OR LESS.

BEARING SOURCE: SURVEY PLAT OF 1.0 ACRE PERFORMED RIO DELTA SURVEYING ON 12/09/2004, JOB NO. RIO 06 1214.
M:\data.2007\3.00.2007

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INFORM REVIEW BY THE COUNTY OF HIDALGO AND THE CITY OF ALAMO ONLY & BY NO OTHERS UNDER THE AUTHORITY OF DAVID OMAR SALINAS, P.E., TX. REG. NO. 71973 ON JULY 17, 2008. IT IS NOT TO BE USED FOR CONSTRUCTION PURPOSES.

INDEX SHEET OF HACIENDA DON DAMACIO

SHEET 1	NOTES, MAPS, DEDICATION AND PERTINENT INFORMATION.
SHEET 2	NOTES, MAPS, DEDICATION AND PERTINENT INFORMATION.

SALINAS ENGINEERING & ASSOCIATES
CONSULTING ENGINEERS & SURVEYORS
3221 DAFFODIL – McALLEN, TEXAS 78501
(956) 682-9081 (956) 686-1489 (FAX)