SUBDIVISION PLAT OF
SUNSET VALLEY SUBDIVISION

A 11.36 acre tract of land being a portion of Lots13, 14, 15, 16, 17 and 18, Block 4, Re-subdivision of Blocks 1-5, La Donna Plat Subdivision, as recorded in Volume "2", Pages 124 through125, Deed Records, Hidalgo County, Texas.

DATE: APRIL 11, 2007

SCALE IN FEET: 0 50' 100' 200'

SCALE: 1"---- 100'

PREPARED BY: R.E. GARCIA & ASSOCIATES

116 NORTH 12TH AVENUE EDINBURG, TEXAS 78539 PHONE (956) 381-1061 FAX: 381-1200

R.E. Garcia Associates

METES AND BOUNDS DESCRIPTION FOR A 11.36 ACRE TRACT

A 11.36 acre tract of land being a portion of Lots13, 14, 15, 16, 17 and 18, Block 4, Re-subdivision of Blocks 1-5, La Donna Plat Subdivision, as recorded in Volume "2", Pages 124 through125, Deed Records, Hidalgo County, Texas and being more fully described by metes and bounds description as follows:

BEGINNING at a found cotton picker spindle on the centerline of Stites Road being the southeast corner of said Lot 18, Block 4, for the southeast corner of herein described tract.

THENCE N 89° 58' 00" W along the south line of said Lot 18, Block 4, pass at 330.00 feet a point being the southeast corner of said Lot 19, Block 4, also being the southeast corner of said Lot 17, Block 4, pass at 660.00 feet a point being the southeast corner of said Lot 17, Block 4, also being the southeast corner of said Lot 16, Block 4, pass at 990.00 feet a point being the southeast corner of said Lot 16, Block 4, also being the southeast corner of said Lot 15, Block 4, pass at 1,320.00 feet a point being the southeast corner of said Lot 15, Block 4, also being the southeast corner of said Lot 14, Block 4, pass at 1,650.00 feet a point being the southeast corner of said Lot 14, Block 4, also being the southeast corner of said Lot 13, Block 4, and continuing for a total distance of 1,980.00 feet to a set cotton picker spindle being the southeast corner of said Lot 13, Block 4, for the southwest corner of herein described tract.

THENCE N 00° 02' 00" E along the west east line of said Lot 13, Block 4, pass at 30.00 feet a set one-half inch iron rod being the north Right-of-Way line of said Stites Road and continuing for a total distance of 257.80 feet to a set one-half inch iron rod for the northwest corner of herein described tract.

THENCE S 89° 58' 00" E parallel to the south line of said Lot13, Block 4, pass at 330.00 feet a point being the east line of said Lot 13, Block 4, also being the west line of said Lot 14, Block 4, pass at 660.00 feet a point being the east line corner of said Lot 14, Block 4, also being the west line of said Lot 15, Block 4, pass at 990.00 feet a point being the east line of said Lot 15, Block 4, also being the west line of said Lot 16, Block 4, pass at 1,320.00 feet a point being the east line of said Lot 16, Block 4, also being the west line of said Lot 17, Block 4, and continuing for a total distance of 1410.00 feet to a set one-half inch iron rod for an exterior corner of herein described tract.

THENCE S 00° 02' 00" W 217.80 feet parallel to the west line of said Lot 17, Block 4, to a set one-half inch iron rod for an interior corner of herein described tract.

THENCE S 89° 58' 00" E 70.00 feet parallel to the south line of said Lot 17, Block 4, to a set one-half inch iron rod for an interior corner of herein described tract.

THENCE N 00° 02' 00" W 217.80 feet parallel to the west line of said Lot 17, Block 4, to a set one-half inch iron rod for an exterior corner of herein described tract.

THENCE S 89° 58' 00" E parallel to the south line of said Lot 17, Block 4, pass at 170.00 feet a point being the east line of said Lot 17, Block 4, also being the west line of said Lot 18, Block 4, and continuing for a total distance of 500.00 feet to a set one-half inch iron rod on the east line of said Lot 18, Block 4, for the northeast corner of herein described tract.

THENCE S 00° 02' 00" W along said east line of Lot 18, Block 4, pass at 217.80 a found one-half inch iron rod being the north Right-of-Way line of said Stites Road and continuing for a total distance of 257.80 feet to the point of beginning and containing 11.36 acres of land more or less.

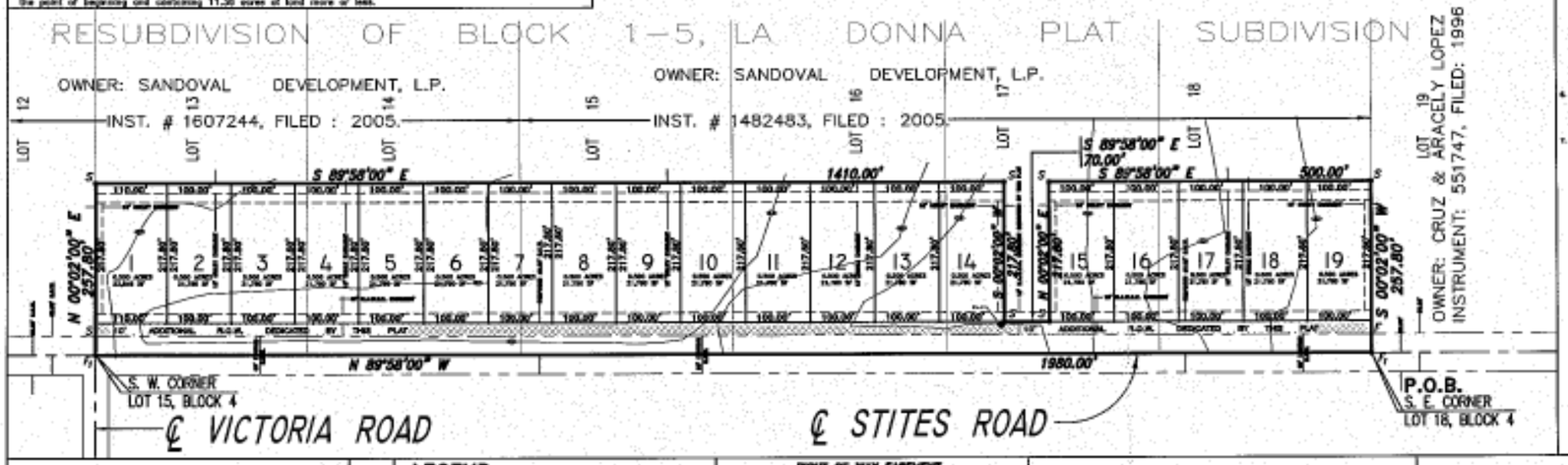
REVISION NOTES

No.	Sheet	REVISION	Date	Approved

NORTH

SCALE: 1"=100'

BEARINGS BASED ON RECORD BEARINGS OF L & A SUBDIVISION, AS RECORDED IN VOL. 48, PAGE 24 M/R.



PLAT NOTES & RESTRICTIONS:

1. FLOOD ZONE STATEMENT:
FLOOD ZONE DESIGNATION: ZONE "X"
AREA OF MINIMAL FLOODING
COMMUNITY-PANEL NO. 480334 0450 C
EFFECTIVE DATE: JUNE 06, 2000 (JAN. MAY 30, 2000)
THE AREAS WITHIN NOTE IN THE DRAINAGE EASEMENTS AND THE PROPOSED STREET SHOULD NOT FALL WITHIN THE 100-YEAR FLOOD PLAIN.
COMMUNITY-PANEL NO. 480334 0440 C (EFFECTIVE DATE: JUNE 06, 2000 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS FOR HIDALGO COUNTY,TEXAS THE LOCAL FLOOD PLAIN ADMINISTRATOR ENVISIONS NO OTHER AREA WITHIN THE PROPOSED SUBDIVISION TO BE WITHIN THE 100-YEAR FLOOD PLAIN.
CONSTRUCTION OF RESIDENTIAL HOUSING WITHIN ANY AREA OF THE SUBDIVISION THAT IS IN THE 100-YEAR FLOOD PLAIN IS PROHIBITED UNLESS THE BUILDING QUALIFIES FOR INSURANCE UNDER THE NATIONAL FLOOD INSURANCE ACT OF 1968 (42 U.S.C. SECTIONS 4001 THROUGH 4127).

2. NO MORE THAN ONE SINGLE FAMILY DWELLING SHALL BE LOCATED ON EACH LOT. DEVELOPMENT PERMITS ARE REQUIRED PRIOR TO OCCUPYING THE LOT. THE LOT OWNER SHALL STATE THE INTENDED USE OF THE LOT AT THE TIME OF APPLICATION FOR DESIGNATION ON THE SUBDIVISION PLAT. ANY DEVIATION FROM SINGLE FAMILY USE SHALL REQUIRE THE APPROVAL FROM THE DEVELOPER, IN WRITING, THE PLANNING AND ZONING DEPARTMENT AND THE FIRE MARSHAL.

3. ALL CORNERS SET HALF (1/2) INCH IRON ROD WITH PLASTIC CAP STAMPED R.P.L.S. 4384 OR SET NOTED.

4. THERE ARE NO VISIBLE WATER WELLS WITHIN 150 FT. OF SUBDIVISION

5. EACH LOT SHALL INSTALL A SEPTIC TANK AND DRAIN FIELD SYSTEM THAT IS IN ACCORDANCE TO THE DISTRICT OF HIDALGO HEALTH CODE.
   A. CHEP HOUSING IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWERAGE ONLY. A SEPARATE LICENSE SHALL BE SUBMITTED FOR COMMERCIAL/MASS FAMILY USE.
   B. EACH LOT ON THIS PLAT COMPLIES WITH THE MINIMUM 20,000 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.
   C. THE SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED REPRESENTATIVE.
   D. SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT AND EXCEPTIONS MAY BE ALSO TAKEN ON THE SITE'S SUITABLE FOR THE PROPOSED SEWAGE DISPOSAL SYSTEM BY THE HIDALGO COUNTY PLANNING DEPARTMENT.
   E. "PERC" FORMS IS REQUIRED PRIOR TO ACQUIRING A LOT.

6. SETBACKS ARE AS FOLLOWS:
FRONT (INTERIOR STREETS) BUILDING SHALL BE 25 FEET
REAR BUILDING SHALL BE 20 FEET
SIDE BUILDING SHALL BE 6 FEET

7. ALL PUBLIC EASEMENTS DESIGNATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 20 FEET, AS PER HIDALGO COUNTY MODEL SUBDIVISION RULES OR AS REQUIRED BY THE CITY MANAGER.

8. ANY DRAINAGE WALLS CONSTRUCTED FOR THE PURPOSES OF DRAINAGE WITHIN SHALL BE MAINTAINED BY EACH INDIVIDUAL LOT OWNER. NO FILL OR OBSTRUCTIONS SHALL BE PLACED OR ALLOWED WITHIN ANY DRAINAGE EASEMENT. THE DRAINAGE EASEMENT SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHRUBS, TREES AND OTHER OBSTRUCTIONS WHICH MAY HINDER OR PREVENT DRAINAGE FLOW. ANY FENCE CROSSING THE DRAINAGE EASEMENT SHALL BE DESIGNED WITH THE DIRECTION AND MAINTENANCE OF THE DRAINAGE EASEMENT.

9. BENCHMARK:
BM-115 A BRASS ROD SET IN A CONCRETE BLAB LOCATED 3 FEET NORTH AND 3 FEET EAST OF THE EAST CORNER OF THE 100-YEAR FLOOD PLAIN.
ELEV.= 78.63 DATUM: NATIONAL GEODETIC VERTICAL DATUM OF 1929

10. IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT No. 1 AND MODEL SUBDIVISION RULES FOLLOWED AND ADOPTED, THE DEVELOPER WILL BE REQUIRED TO DEDICATE A TOTAL OF 20.0 ACRE - FT. / 0.0275 ACRE FEET OF DRAINAGE WATER DURING DEVELOPMENT IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED THROUGH PROPERLY GRADED SWALES.

11. NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY UTILITY EASEMENT WHICH IN THE OPINION OF THE DIRECTOR OF PUBLIC WORKS, WILL DAMAGE, DIVERT, OBSTRUCT, POLLUTE AND/OR IMPEDE THE FLOW OF WATERS IN THE EASEMENT. UNDERGROUND UTILITIES SHALL BE BURIED TO A MINIMUM DEPTH OF 36 INCHES. ALL OVERHEAD UTILITY LINES SHALL BE ELEVATED TO A MINIMUM HEIGHT OF 18 FEET. ALL FENCES AND OTHER OBSTRUCTIONS TO THE OPERATION AND MAINTENANCE OF THE EASEMENT.

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

13. MINIMUM FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE THE CENTERLINE OF STREET FRONT OF EACH HOUSE. GARAGE, WASHROOM & DRAINER, AN EXTERIOR CERTIFICATE MAY BE REQUIRED FOR A LOT LOCATED WITHIN A DESIGNATED FLOOD ZONE AS PART THE APPLICATION FOR CONSTRUCTION. IN ORDER TO A POST CONSTRUCTION FINISH FLOOR ELEVATION, AN ELEVATION CERTIFICATE WILL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AS AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.

14. AN OPAQUE BARRIER SHALL BE CONSTRUCTED BETWEEN COMMERCIAL/MULTI-FAMILY LOTS AND SINGLE FAMILY RESIDENTIAL LOT OWNERS.

15. SANDOVAL DEVELOPMENT, LP., THE OWNER & DEVELOPER OF SUNSET VALLEY SUBDIVISION, RESERVE AN EASEMENT UPON EACH LOT FOR THE PURPOSE PROVIDING AN APPROVED DEEP IN THE LOT AS DESCRIBED IN SHEET NO. 2 OF THIS PLAT.

16. AN OFF-STREET PARKING LOT SITE PLAN & DRAINAGE PLAN APPROVAL BY THE HIDALGO COUNTY PLANNING DEPARTMENT SHALL BE REQUIRED FOR COMMERCIAL, INDUSTRIAL & MULTI-FAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND/OR DEVELOPMENT PERMIT. NO WATER OR LIGHT ELEVATIONS SHALL BE ERECTED UPON THE SITE PLAN, DRAINAGE PLAN AND OTHER PLAN AND APPROVED AND PROPERLY MAINTAINED AND CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF SUNSET VALLEY SUBDIVISION HAS 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 SUNSET VALLEY SUBDIVISION HAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON _____

HIDALGO COUNTY ASSISTANT CHIEF INSPECTOR _____ DATE _____

LOCATION MAP

SCALE: 1" = 2,000'

LEGEND :

- F_1 – FOUND COTTON PICKER SPINDLE
- S_1 – SET COTTON PICKER SPINDLE
- F – FOUND 1/2"ø IRON ROD
- S – SET 1/2"ø IRON ROD

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

SUNSET VALLEY SUBDIVISION IS LOCATED IN SOUTH CENTRAL HIDALGO COUNTY IN U.C.P. #1 ON THE NORTH SIDE OF STITES ROAD, APPROXIMATELY 1980 FEET EAST OF THE INTERSECTION OF STITES ROAD & VICTORIA NORTH ROAD. THE NEAREST MUNICIPALITY IS THE CITY OF DONNA. ACCORDING TO THE OFFICIAL MAP LOCATED IN THE OFFICE OF THE SECRETARY OF THE CITY OF DONNA (TEXAS), SUNSET VALLEY LIES APPROXIMATELY 1/4 MILE FROM THE CITY LIMITS AND IS WITHIN THE CITY'S TWO MILE DONNA TERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE § 42.021

INDEX OF SHEETS

No.	DESCRIPTION
1	HEADING INDEX; LOCATION MAP AND ETJ; PRINCIPAL CONTACTS; PLAT NOTE LOTS, STREETS AND EASEMENT DEDICATION; METES & BOUNDS SURVEYOR'S & OWNER'S CERTIFICATION; PLAT NOTES & RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION AND ATTESTATION; CITY APPROVAL; COUNTY CLERK'S RECORDING CERTIFICATE; HIDALGO COUNTY APPROVAL; DESCRIPTION OF LOCATION WITH RESPECT TO THE ETJ OF A MUNICIPALITY; H.C.D.R.D. APPROVAL; H.C.E.D. APPROVAL; H.C.H.D. APPROVAL; DRAINAGE DISTRICT APPROVAL; REVISION NOTES
2	WATER DISTRIBUTION AND SANITARY SEWER (WSF) MAP, ENGINEERING REPORT (ENGLISH AND SPANISH VERSION), INCLUDING DESCRIPTION OF WATER AND WASTE WATER (WSF) AND ENGINEER'S CERTIFICATION (ENGLISH AND SPANISH); SAMPLE OF LOG BOOK FOR WSF SYSTEM; TYPICAL WATER SERVICE CONNECTION; SURVEYOR CERTIFICATE AND STATEMENT
3	MAP OF TOPOGRAPHY & DRAINAGE WITH ENGINEER'S CERTIFICATION, REVISION NOTES, SWALE DETAIL, DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND HOW IT WILL SERVE THIS DEVELOPMENT

PRINCIPAL CONTACTS:

NAME:	ADDRESS:	CITY & ZIP	PHONE #/ FAX #:
OWNER: SANDOVAL DEVELOPMENT, LP.	605 N. MAIN, SUITE C	DONNA, 78537	464-4408 / 464-8135
ENGINEER: PAUL E. GARCIA	116 N. 12TH	EDINBURG, 78539	381-1061 / 381-1200
SURVEYOR: PAUL E. GARCIA	116 N. 12TH	EDINBURG, 78539	381-1061 / 381-1200

SHEET NO. 1 OF 3 SHEETS

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, for consideration of one dollar ($1.00) and other good and valuable consideration paid to 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 available perpetual easement with the right to erect, construct, install and lay 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 for 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 course of the easement herein conveyed except that where the centerline is specified, the easement herein granted shall be limited to a strip of land 15' in width, the center line thereof being the centerline as established.

In the event the easement hereby granted shall be a public road and the dedication or state hereafter accepts or dedicates the public road so as to require the relocation of this water line as installed, grantor further grants to Grantee an additional easement on and over the adjacent lands, which are held for the purpose of temporary relocating 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 alignment so 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 rights and duties of the parties shall constitute an covenant for the benefit of the Grantee, its successors, and assigns. The Grantor warrants that it is the owner of the above-described lands and has the right to convey title and clear of all encumbrances and that accept 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 _____ 2007.

_____
JOSE SANDOVAL, PARTNER

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

I, SANDOVAL DEVELOPMENT, LP., AS OWNER OF THE 11.36 ACRE TRACT OF LAND ENCUMBERED WITH THE SUNSET VALLEY SUBDIVISION HEREBY DEDICATE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREETS AND EASEMENTS SHOWN HEREON. I HEREBY THAT THIS PLAT COMPLIES WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE § 232.002 AND THAT:
(A)(1)(a) WATER QUALITY AND CONNECTIONS TO THE LOTS WILL MEET THE MINIMUM STANDARDS;
(B)(SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS WILL MEET THE MINIMUM STANDARDS;
(C)(ELECTRICAL CONNECTIONS PROVIDED TO THE LOTS OR SEPTIC TANKS WILL MEET THE MINIMUM STATE STANDARDS;
(D)(GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS WILL MEET THE MINIMUM STATE STANDARDS;
I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

SANDOVAL DEVELOPMENT, LP. _____ DATE _____
2000 SANDOVAL PARTNER
605 N. MAIN, SUITE C
DONNA, TEXAS 78537

THE STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day appeared _____ known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the _____ day of _____

_____
NOTARY PUBLIC

COUNTY CLERK'S RECORDING CERTIFICATE

I, _____, COUNTY CLERK OF HIDALGO COUNTY, CERTIFY THAT THE PLAT BEARING THE CERTIFICATE WAS FILED FOR RECORD AT _____ O'CLOCK ___ M. ON _____ AND WAS RECORDED IN VOLUME _____ PAGES _____ OF THE MAP RECORDS OF HIDALGO COUNTY AT _____ O'CLOCK _____ M. ON _____

_____
_____ HIDALGO COUNTY CLERK

CITY OF DONNA
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 212.006(a) & §212.0115(b)

WE, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE SUNSET VALLEY SUBDIVISION WAS REVIEWED AND APPROVED BY THE CITY COUNCIL OF DONNA ON _____

MAYOR, CITY OF DONNA _____ DATE _____

ATTEST:
SECRETARY, CITY OF DONNA _____ DATE _____

APPROVAL BY THE PLANNING COMMISSION OF DONNA

THIS PLAT OF SUNSET VALLEY SUBDIVISION HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING COMMISSION OF THE CITY OF DONNA AND IS HEREBY APPROVED BY SUCH.

ATTEST:
SECRETARY _____ CHAIRMAN, PLANNING COMMISSION _____

APPROVAL BY IRRIGATION DISTRICT:

THIS PLAT APPROVED BY DONNA IRRIGATION DISTRICT, ON THIS _____ DAY OF _____ A.D., 200__.

SECRETARY _____ CHAIRMAN _____

DONNA IRRIGATION DISTRICT WILL NOT BE RESPONSIBLE FOR DRAINAGE OR DELIVERY OF WATER TO ANY LOT OF THIS SUBDIVISION, IF DESIRED THIS WILL NOT BE AT THE DISTRICT'S EXPENSE.

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

WE, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE SUNSET VALLEY SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____

HIDALGO COUNTY JUDGE _____ DATE _____

ATTEST:
HIDALGO COUNTY CLERK _____ DATE _____

THE STATE OF TEXAS
COUNTY OF HIDALGO

I, PAUL E. GARCIA, REGISTERED PROFESSIONAL ENGINEER AND 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, AND FURTHER CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN APPLIED TO THE PLAT.

_____
REGISTERED PROFESSIONAL ENGINEER & RATED
REGISTERED PROFESSIONAL LAND SURVEYOR (PLS)

APPROVAL BY DRAINAGE DISTRICT:

HIDALGO COUNTY DRAINAGE DISTRICT NO.1

BY: _____
DISTRICT ENGINEER