AI-11775 **5.C.**

457 Plan w/d request

CC REGULAR

Date: 10/21/2008

Submitted By: Monica Badillo, BUDGET & MANAGEMENT

Department: BUDGET & MANAGEMENT

Agenda Area: Comm. Court Executive Officer

Information

CAPTION

Discussion, consideration and action on 457 Plan Hardship withdrawal request for employee #017663.

BACKGROUND

Fiscal Impact

Attachments

Link: request

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 01:36 PM	APRV
2	Veronica Lopez	Veronica Lopez	10/16/2008 02:47 PM	APRV
3	Auditor's Office	Linda Fong	10/17/2008 11:07 AM	APRV
4	Purchasing Department	Marty Salazar	10/17/2008 02:45 PM	APRV
5	Court Administrator (Originator)	Monica Badillo	10/17/2008 03:05 PM	APRV

Form Started By: Monica Badillo Started On: 10/16/2008 11:10 AM

Final Approval Date: 10/17/2008

SIMPKINS & ASSOCIATES
HARDSHIP REQUEST NOTIFICATION

Please print or type.

Plan Name 457 Plan

Participant Nam [redacted] cia Emp.# 017663

Address 80[redacted] Edinburg Tx 78542

Social Security [redacted] **Daytime Phone No.** [redacted]

SECTION I – Hardship Withdrawal Request

I understand that this withdrawal will be considered to be due to financial hardship only to the extent that the amount of the withdrawal is necessary to satisfy an immediate and heavy financial need. I represent that I have obtained all distributions, other than this withdrawal due to financial hardship, and all other non-taxable loans currently available to me under the Plan, as well as all other plans maintained by the Company. I understand that this withdrawal will be taxable as ordinary income in the calendar year in which I receive it. **In addition, a 10% penalty tax will apply unless I am at least 59-1/2 years of age or I use the funds withdrawn to pay certain deductible medical expenses as provided by law.**

IRS rules require that you stop making contributions to the 401(k) Plan for at least 6 months upon taking this hardship withdrawal.

The IRS only allows the following reasons for taking a hardship withdrawal. Check the one that applies to you.

- (✓) Medical expenses incurred by me, my spouse, or any of my dependents (or any expense necessary to obtain medical care).
- ( ) Purchase (excluding mortgage payments) of my principal residence.
- ( ) Payment of tuition, related educational fees, and room and board expenses for the next 12 months of post-secondary education for me, my spouse, my children, or my dependents.
- ( ) The need to prevent eviction from or mortgage foreclosure on my primary residence.
- ( ) Funeral or burial expenses for my parent, spouse, child or dependent.
- ( ) Repair of casualty damage to my primary residence that would be deductible under IRC Section 165.

Hardship Requested $ 100% Year-to-date deferrals 100%

Total amount deferred since you initially joined the plan $ 0%

Have you ever taken a hardship before? No If so what was the amount taken $ N/A

I hereby request a hardship withdrawal from my account. I meet and agree to the requirements above and understand the tax implications of this withdrawal. If I am directing my investment accounts, make the withdrawal based on my current investment direction election. I understand that there may be a fee charged to my account by Simpkins & Associates for processing this request.

PARTICIPANT SIGNATURE X [redacted] cia Date 10-14-08

SECTION II – Authorized Plan Representative

As the Authorized Plan Representative, I authorize you to perform the ministerial acts relating to the hardship distribution. This request is in compliance with our Plan document.

AUTHORIZED PLAN REPRESENTATIVE X _____ Date _____

SECTION III – Distribution Procedure

- Determine if distribution request complies with all provisions of your plan documents and policies.
- *S&A* will help facilitate the check as requested above.

Fax request to:
Simpkins & Associates
(972) 960-7133

AI-11805 **5.D.**

Constable 5 Bond and appt. of deputies
CC REGULAR

Date: 10/21/2008
Submitted By: Monica Badillo, BUDGET & MANAGEMENT
Department: BUDGET & MANAGEMENT
Agenda Area: Comm. Court Executive Officer

Information

CAPTION

Constable Pct. #5:
1. Approval of Bond for Daniel Marichalar, Constable Pct. #5
2. Consideration and action on the Appointment of Deputy Constables and Reserve Deputy Constables for Pct. #5 in accordance with Section 86.011 of the Texas Local Government Code through December 31, 2008

BACKGROUND

Fiscal Impact

Attachments

Link: bonds and deputation
Link: code

Form Routing/Status

Form Started By: Monica Badillo	Started On: 10/17/2008 05:08 PM
Final Approval Date: 10/17/2008	

FILED
AT 4:53 O'CLOCK P M
OCT 16 2008
ARTURO GUAJARDO, JR., COUNTY CLERK
HIDALGO COUNTY, TEXAS
BY DSC DEPUTY

OLD REPUBLIC SURETY GROUP

445 S. Moorland Rd., Ste. 301, Brookfield, WI 53005

☒ Old Republic Surety Company
☐ Old Republic Insurance Company
☐ _____

Bond No. LPO2078161

Official Bond

KNOW ALL MEN BY THESE PRESENTS:

That we Daniel Marichalar, of P.O. Box 324, Elsa, TX. 78543 as principal and Old Republic Surety Company, as Surety, are held and firmly bound unto Governor of Texas and or his successors in penal sum of Four Thousand and no/100---------- ($ 4,000.00) Dollars for the payment of which, well and truly to be made, we bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

SIGNED, SEALED and DATED this 15th day of October, A.D. 2008

THE CONDITION OF THE ABOVE OBLIGATION IS SUCH, That Whereas, the said Principal has been elected or appointed to (or holds by operation of law) the office of City Commissioner for a term beginning on October 14, 2008 and ending on December 31,2008

NOW, THEREFORE, If the said principal shall faithfully perform and discharge all the duties required of him by law aforesaid, then this obligation shall be void; otherwise to remain in full force and effect.

IN TESTIMONY WHEREOF, Witness our hands.

Daniel Marichalar
Principal

OATH OF OFFICE

"I Daniel Marichalar *, do solemnly swear (or affirm), that I will faithfully execute the duties of the office of* County Constable *of this State, and will to the best of my ability preserve, protect, and defend the Constitution and laws of the United States and of this State; and I furthermore solemnly swear (or affirm), that I have not directly nor indirectly paid, offered, or promised to pay, contributed, nor promised to contribute any money, or valuable thing, or promised any public office or employment, as a reward for the giving or withholding a vote at the election at which I was elected. So help me God."*

(Seal) MARIA A. VILLEGAS NOTARY PUBLIC STATE OF TEXAS EXPIRES 8-1-2012

Sworn to and subscribed before me, at ELSA *this* 16TH *day of* OCTOBER *, A.D.* 2008 .

Maria A Villegas
Notary Public

MONTALVO INSURANCE AGENCY
(Agency)
By _____

SEAL

Old Republic Surety Company
(Surety)
By _____
Attorney-in-Fact

FORM L-121

ORIGINAL

OLD REPUBLIC
Surety Company

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That OLD REPUBLIC SURETY COMPANY, a Wisconsin stock insurance corporation, does make, constitute and appoint:

RAMON MONTALVO, III, OF WESLACO, TX

its true and lawful Attorney(s)-in-Fact, with full power and authority, not exceeding $[illegible] for any one obligation, for and on behalf of the said company as surety, to execute and deliver and affix the seal of the company thereto (if a seal is required), bonds, undertakings, recognizances or other suretyship obligations in the nature thereof, (other than bail bonds, bank depository bonds, mortgage deficiency bonds, mortgage guaranty bonds, guarantees of installment paper and note guaranty bonds, self-insurance workers compensation bonds guaranteeing payment of benefits, asbestos abatement contract bonds, waste management bonds, hazardous waste remediation bonds or black lung bonds), as follows:

ALL WRITTEN INSTRUMENTS IN AN AMOUNT NOT TO EXCEED AN AGGREGATE OF TWO HUNDRED FIFTY THOUSAND DOLLARS ($250,000)---------- FOR ANY SINGLE OBLIGATION, REGARDLESS OF THE NUMBER OF INSTRUMENTS ISSUED FOR THE OBLIGATION.

and to bind OLD REPUBLIC SURETY COMPANY thereby, and all of the acts of said Attorneys-in-Fact, pursuant to these presents, are ratified and confirmed. This document is not valid unless printed on colored background and is multi-colored. This appointment is made under and by authority of the board of directors at a special meeting held on February 18, 1982. This Power of Attorney is signed and sealed by facsimile under and by the authority of the following resolutions adopted by the board of directors of the OLD REPUBLIC SURETY COMPANY on February 18, 1982.

RESOLVED that, the president, any vice-president, or assistant vice president in conjunction with the secretary or any assistant secretary, may appoint attorneys-in-fact or agents with authority as defined or limited in the instrument evidencing the appointment in each case, for and on behalf of the company to execute and deliver and affix the seal of the company to bonds, undertakings, recognizances, and suretyship obligations of all kinds; and said officers may remove any such attorney-in-fact or agent and revoke any Power of Attorney previously granted to such person.

RESOLVED FURTHER, that any bond, undertaking, recognizance, or suretyship obligation shall be valid and binding upon the Company

(i) when signed by the president, any vice president or assistant vice president, and attested and sealed (if a seal be required) by any secretary or assistant secretary; or

(ii) when signed by the president, any vice president or assistant vice president, secretary or assistant secretary, and countersigned and sealed (if a seal be required) by a duly authorized attorney-in-fact or agent; or

(iii) when duly executed and sealed (if a seal be required) by one or more attorneys-in-fact or agents pursuant to and within the limits of the authority evidenced by the Power of Attorney issued by the company to such person or persons.

RESOLVED FURTHER, that the signature of any authorized officer and the seal of the company may be affixed by facsimile to any Power of Attorney or certification thereof authorizing the execution and delivery of any bond, undertaking, recognizance, or other suretyship obligations of the company; and such signature and seal when so used shall have the same force and effect as though manually affixed.

IN WITNESS WHEREOF, OLD REPUBLIC SURETY COMPANY has caused these presents to be signed by its proper officer, and its corporate seal to be affixed this 9TH day of MAY, 2005.

Assistant Secretary

OLD REPUBLIC SURETY COMPANY

President

STATE OF WISCONSIN, COUNTY OF WAUKESHA - SS

On this 9TH day of MAY, 2005 personally came before me, JAMES E. LEE and DAVID G. MENZEL to me known to be the individuals and officers of the OLD REPUBLIC SURETY COMPANY who executed the above instrument, and they each acknowledged the execution of the same, and being by me duly sworn, did severally depose and say; that they are said officers of the corporation aforesaid, and that the seal affixed to the above instrument is the seal of the corporation, and that said corporate seal and their signatures as such officers were duly affixed and subscribed to the said instrument by the authority of the board of directors of said corporation.

Notary Public

My commission expires: 01/18/2009

CERTIFICATE

I, the undersigned, assistant secretary of the OLD REPUBLIC SURETY COMPANY, a Wisconsin corporation, CERTIFY that the foregoing and attached Power of Attorney remains in full force and has not been revoked; and furthermore, that the Resolutions of the board of directors set forth in the Power of Attorney, are now in force.

89-5610

Signed and sealed at the City of Brookfield, WI this day of

MONTALVO INSURANCE AGENCY

Assistant Secretary

THIS DOCUMENT IS NOT VALID UNLESS PRINTED ON COLORED BACKGROUND AND IS MULTI-COLORED

16-1228 DEPUTATION—Class 4. (177) ©

HART FORMS & SERVICES AUSTIN, TEXAS

HART

DEPUTATION

THE STATE OF TEXAS

COUNTY OF Hidalgo } I, Daniel Marichalar

Constable of the County of, Hidalgo and State of Texas, having full confidence in Feliciano Ramos Jr. of said County and State, do hereby, with the consent of the Commissioners' Court of Hidalgo County, Texas, nominate and appoint h im, the said Feliciano Ramos Jr. my true and lawful deputy, in my name, place and stead, to do and perform any and all acts and things pertaining to the office of said Deputy Constable of said County and State, hereby ratifying and confirming any and all such acts and things lawfully done in the premises by virtue hereof.

Witness my hand, this 15 day of October A.D. ~~19~~ 2008

Daniel Marichalar

Constable Pct. 5 of Hidalgo County, Texas.

THE STATE OF TEXAS

COUNTY OF HIDALGO } Before Me, the undersigned authority, in and for

HIDALGO County, Texas, on this day personally appeared

FELICIANO RAMOS JR. known to me to be the person whose name is subscribed to the foregoing deputation and acknowledge to me that he executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office at ELSA, Texas, this 16TH day of OCTOBER A.D. 2008

MARIA A. VILLEGAS NOTARY PUBLIC STATE OF TEXAS EXPIRES 8-1-2012

Maria A. Villegas

Maria A. Villegas, Notary Public

STATE OF TEXAS

OATH OF OFFICE

I, _____, do solemnly swear (or affirm), that I will faithfully execute the duties of the office of _____ of the State of Texas, and will to the best of my ability preserve, protect, and defend the Constitution and laws of the United States and of this State; and I furthermore solemnly swear (or affirm), that I have not directly nor indirectly paid, offered, or promised to pay, contributed, nor promised to contribute any money, or valuable thing, or promised any public office or employment, as a reward to secure my appointment or the confirmation thereof. So help me God.

Deputy F. Ramos Jr.

Subscribed and sworn to before me, this _____ day of _____ A.D.19 ____

16-1228 DEPUTATION—Class 4. (177) ©

HART FORMS & SERVICES, AUSTIN, TEXAS

HART

DEPUTATION

THE STATE OF TEXAS

COUNTY OF Hidalgo } I, Daniel Marichalar

Constable of the County of, Hidalgo and State of Texas, having ful

confidence in Victor Manuel Garcia of said County and State, do hereby, with the

consent of the Commissioners' Court of Hidalgo County, Texas, nominate and

appoint him, the said Victor Manuel Garcia my true and lawful deputy, in my

name, place and stead, to do and perform any and all acts and things pertaining to the office of said

Deputy Constable of said County and State, hereby ratifying and con-

firming any and all such acts and things lawfully done in the premises by virtue hereof.

Witness my hand, this 15 day of October A.D. 19 2008

Daniel Marichalar

Constable Pct. 5 of Hidalgo County, Texas.

THE STATE OF TEXAS

COUNTY OF HIDALGO } Before Me, the undersigned authority, in and for

HIDALGO County, Texas, on this day personally appeared

VICTOR MANUEL GARCIA known to me

to be the person whose name is subscribed to the foregoing deputation and acknowledge to me that he executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office at ELSA, Texas, this 16TH day

of OCTOBER A.D. 2008

MARIA A. VILLEGAS NOTARY PUBLIC STATE OF TEXAS EXPIRES 8-1-2012

Maria A. Villegas, Notary Public

STATE OF TEXAS

OATH OF OFFICE

I, _____, do solemnly swear (or affirm), that I will

faithfully execute the duties of the office of _____ of the State

of Texas, and will to the best of my ability preserve, protect, and defend the Constitution and laws of the United States and of this State; and I furthermore solemnly swear (or affirm), that I have not directly nor indirectly paid, offered, or promised to pay, contributed, nor promised to contribute any money, or valuable thing, or promised any public office or employment, as a reward to secure my appointment or the confirmation thereof. So help me God.

Victor Manuel Garcia

Subscribed and sworn to before me, this _____ day of _____ A.D.19 ____

16-1228 DEPUTATION—Class 4. (177) ©

HART FORMS & SERVICES, AUSTIN, TEXAS

HART

DEPUTATION

THE STATE OF TEXAS

COUNTY OF Hidalgo } I, Daniel Marichalar

Constable of the County of, Hidalgo and State of Texas, having ful

confidence in Fabian Ybarra of said County and State, do hereby, with th

consent of the Commissioners' Court of Hidalgo County, Texas, nominate an

appoint h im, the said Fabian Ybarra my true and lawful deputy, in my

name, place and stead, to do and perform any and all acts and things pertaining to the office of saic

Deputy Constable of said County and State, hereby ratifying and con

firming any and all such acts and things lawfully done in the premises by virtue hereof.

Witness my hand, this 15 day of October A.D. ~~19~~ 2008

Daniel Marichal

Daniel Marichalar

Constable Pct. 5 of Hidalgo County, Texas

THE STATE OF TEXAS

COUNTY OF HIDALGO }

Before Me, the undersigned authority, in and for

HIDALGO County, Texas, on this day personally appeared

FABIAN YBARRA known to me

to be the person whose name is subscribed to the foregoing deputation and acknowledge to me that he executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office at ELSA, Texas, this 16TH day

of OCTOBER 2008

MARIA A. VILLEGAS NOTARY PUBLIC STATE OF TEXAS EXPIRES 8-1-2012

Maria A. Villegas

Maria A. Villegas, NOtary Public

STATE OF TEXAS

OATH OF OFFICE

I, _____, do solemnly swear (or affirm), that I will faithfully execute the duties of the office of _____ of the State of Texas, and will to the best of my ability preserve, protect, and defend the Constitution and laws of the United States and of this State; and I furthermore solemnly swear (or affirm), that I have not directly nor indirectly paid, offered, or promised to pay, contributed, nor promised to contribute any money, or valuable thing, or promised any public office or employment, as a reward to secure my appointment or the confirmation thereof. So help me God.

_____

Subscribed and sworn to before me, this _____ day of _____ A.D.19 ____

_____

_____

86.002. OATH; BOND. (a) Before entering on the duties of office, a person who is elected to the office of constable must execute a bond with two or more good and sufficient sureties or with a solvent surety company authorized to do business in this state. The bond must be payable to the governor and the governor's successors in office and conditioned that the constable will faithfully perform the duties imposed by law. The bond must be approved by the commissioners court of the county. The commissioners court shall set the bond in an amount of not less than $500 or more than $1,500.

(b) A person who is elected constable must also take and sign the constitutional oath of office. The oath shall be endorsed on the bond, together with the certificate of the officer who administers the oath. The bond and oath must be deposited and recorded in the office of the clerk of the county court.

(c) The bond is not void on the first recovery but may be sued on from time to time in the name of an injured party until the whole amount of the bond is recovered.

(d) A person who is elected or appointed to the office of constable and who has given the necessary bond and taken the oath of office may immediately perform the duties of the office. The acts of the constable are as valid in law as if the constable were commissioned.

(e) Repealed by Acts 1995, 74th Leg., ch. 683, § 1, eff. Aug. 28, 1995.

AI-11800 **6.A.**

acceptance of donation - (tree)

CC REGULAR

Date: 10/21/2008
Submitted By: Monica Badillo, BUDGET & MANAGEMENT
Submitted For: Daniel Flores
Department: BUDGET & MANAGEMENT
Agenda Area: Buildings and Grounds

Information

CAPTION

1. Acceptance of donation and planting of a historic tree at the Hidalgo County Courthouse Square as requested by State Representative Aaron Pena

2. Acceptance of donation and planting of various plants at the Elections Department Building

BACKGROUND

approx. value - $ 40.00

donation of plants from the OWLS Organization - value unknown

Fiscal Impact

FISCAL YEAR: **ACCT. #:**
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

No fiscal impact at this time

Attachments

No file(s) attached.

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 03:12 PM	APRV
2	Dale Kennan	Dale Kennan	10/17/2008 04:21 PM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Monica Badillo — Started On: 10/17/2008 03:06 PM

Final Approval Date: 10/17/2008

AI-11667 **7.A.**

RMA Public Hearing

CC REGULAR

Date: 10/21/2008

Submitted By: Monica Badillo, BUDGET & MANAGEMENT

Department: BUDGET & MANAGEMENT

Agenda Area: County Judge's Office

Information

CAPTION

Action to call a Public Hearing on the creation of Hidalgo County Transportation Reinvestment Zone No. 1 to be located on property impacted by the Hidalgo County Loop Project.

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:**

FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

No fiscal impact.

Attachments

Link: hearing

Link: request from RMA

Form Routing/Status

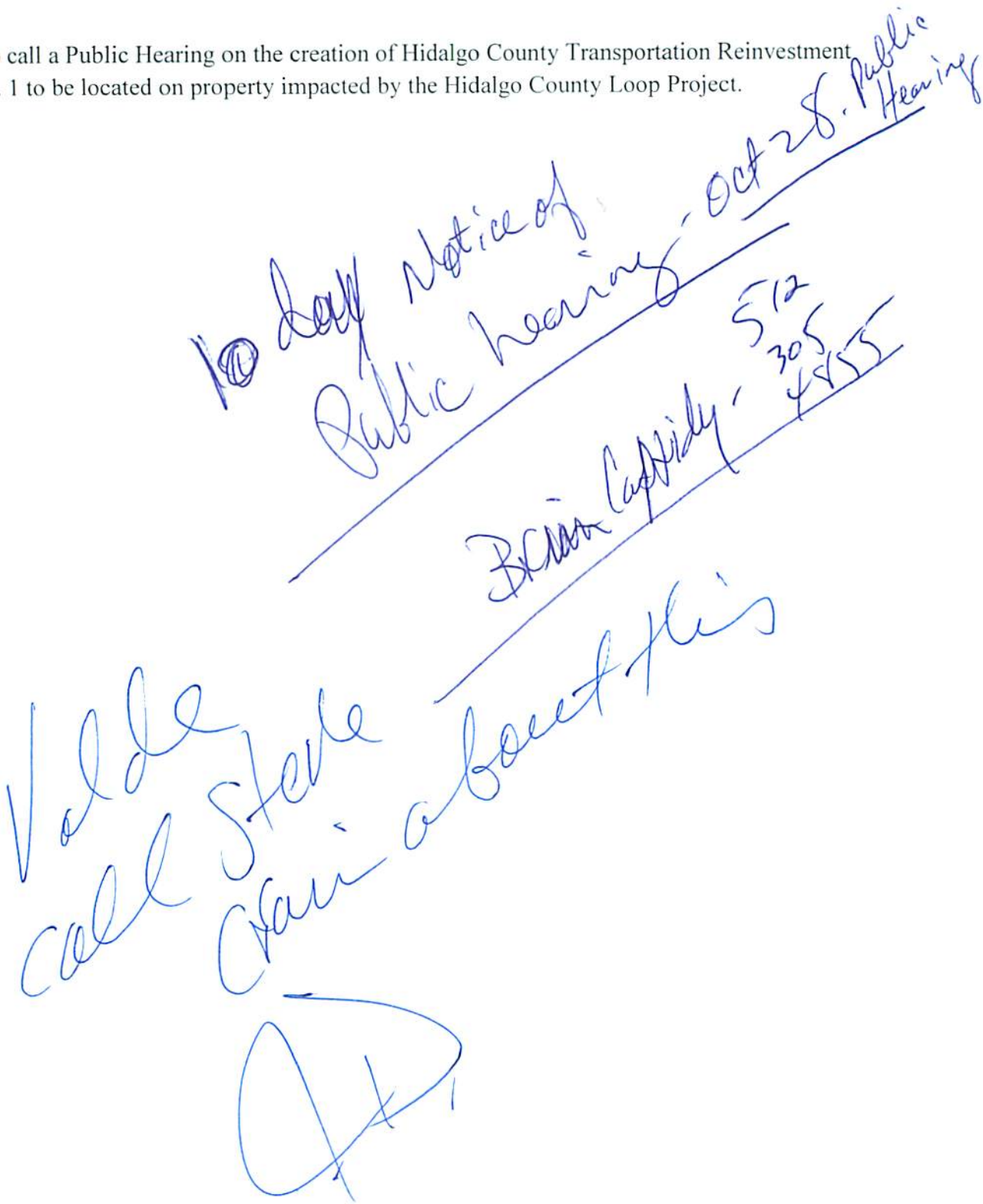
Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/09/2008 04:18 PM	APRV
2	Erika Reyna	Erika Reyna	10/10/2008 09:41 AM	APRV
3	Auditor's Office	Linda Fong	10/10/2008 01:51 PM	APRV
4	Purchasing Department	Marty Salazar	10/10/2008 02:18 PM	APRV
5	Court Administrator (Originator)	Angela Garcia	10/10/2008 02:26 PM	APRV

Form Started By: Monica Badillo — Started On: 10/09/2008 03:57 PM

Final Approval Date: 10/10/2008

October 14, 2008
Commissioner's Court Agenda Item

Action to call a Public Hearing on the creation of Hidalgo County Transportation Reinvestment Zone No. 1 to be located on property impacted by the Hidalgo County Loop Project.



HCRMA

HIDALGO COUNTY REGIONAL MOBILITY AUTHORITY

510 South Pleasantview Drive, Weslaco, Texas 78596
956-969-5822
956-969-5821 fax

Dennis Burleson,
Chairman

Rick Perez
Vice-Chairman

Ramiro E. Salazar
Secretary/Treasurer

Joe Olivarez
Board Member

Ramon Garcia
Board Member

Ruben Serna
Board Member

Ricardo Perez
Board Member

October 15, 2008

The Honorable J.D. Salinas
Hidalgo County Judge
P.O. Box 1356
Edinburg, Texas 78539

Dear Judge Salinas:

On behalf of the Hidalgo County Regional Mobility Authority (the RMA), please accept this letter as formal request to be included on the agenda for the October 21st Commissioners Court Meeting. As you know, the RMA is applying for a Pass – Through agreement with TxDOT. The creation of a TRZ will greatly increase the amount of state participation in our overall financing.

In a prior submittal we made to you on August 20, 2008 (a copy is enclosed), we outlined the scope of work to be done to achieve the creation of a TRZ. In that letter, we detailed the necessity for scheduling a public hearing. We now respectfully request that the Court approve this action. Also enclosed is a copy of the RMA's Board Meeting minutes of July 1, 2008 in which the Board unanimously approved the Chairman's request to start the process of the creation of the TRZ.

We request that Commissioner's Court call for a Public Hearing on the creation of Hidalgo County Transportation Reinvestment Zone No. 1 to be located on property impacted by the Hidalgo County Loop Project. The approval of the court to move forward with scheduling the Public Hearing exhibits the Court's commitment to Hidalgo County's businesses and residents to meet the infrastructure needs as planned. Your acceptance of this request and action to present this to the Court is appreciated.

Sincerely,

Dennis Burleson
Chairman
Hidalgo County Regional Mobility Authority

2 encls

HCRMA

HIDALGO COUNTY REGIONAL MOBILITY AUTHORITY

510 South Pleasantview Drive, Weslaco, Texas 78596
956-969-5822
956-969-5821 fax

Dennis Burleson,
Chairman

Rick Perez
Vice-Chairman

Ramiro E. Salazar
Secretary/Treasurer

Joe Olivarez
Board Member

Ramon Garcia
Board Member

Ruben Serna
Board Member

Ricardo Perez
Board Member

August 20, 2008

The Honorable J.D. Salinas
Hidalgo County Judge
P.O. Box 1356
Edinburg, Texas 78539

Dear Judge Salinas:

On behalf of the Hidalgo County Regional Mobility Authority (the "Authority"), I am writing to thank the Hidalgo County Commissioner's Court (the "Court") for their on-going support of the Hidalgo County Loop Project (the "Loop Project") and to request assistance in proceeding with the project's financing plan.

The Authority has begun the process of finalizing its financing plan. As you will recall, a critical part of the finance plan proposed by Hidalgo County Roadbuilders is the use of a Transportation Re-investment Zone (TRZ). Section 222.107 of the Texas Transportation Code (the "Provision") permits counties to participate in the funding of certain transportation projects through the establishment of a TRZ and the allocation of a specified increment of future tax revenue generated within the TRZ for transportation projects. In effect, the TRZ harnesses the development activity created by a new roadway, such as the Loop, to fund that roadway. Revenue from the TRZ will be combined with toll revenue and state funding, through the form of pass-through payments, to make up the components of the finance plan. Like the three legs of a stool, these three funding mechanisms will support not only this initial project but the future roadways necessary to maintain a strong and growing economy in Hidalgo County.

The Authority hereby requests that the Court initiate the process required to create a TRZ for the Loop Project. Section 222.107 requires counties to undertake four steps in the creation of a TRZ:

1. Determine that the area proposed for inclusion within the TRZ is unproductive and underdeveloped without the Loop Project and that the Loop project would (a) promote public safety, (b) facilitate the development or redevelopment of property within the proposed TRZ, (c) facilitate the movement of traffic, and (d)

enhance a local entity's ability to sponsor a pass-through project. The Authority intends to seek state participation in the Loop project through the pass-through program.

2. Publish notice in a newspaper of general circulation in the county of a public hearing and the county's intent to create a TRZ.

3. No earlier than seven days after the publication of notice, hold a public hearing on (a) the creation of a TRZ, (b) its benefits to the county, (c) its benefits to the property in the zone, and (d) the abatement of property taxes imposed by the county on real property located within the zone.

4. No earlier than 30 days after the public hearing, adopt an order designating a contiguous geographic area to be a TRZ to promote a pass-through transportation project and for the purpose of abating property tax imposed by the county on real property located within the zone. Additionally, the order must (a) describe the boundaries of the zone, (b) provide that the TRZ takes place immediately upon adoption of the order, and (c) provide a name for the zone

The Authority is currently developing, through its contract with Hidalgo County Roadbuilders, economic studies to define the limits of the proposed TRZ, the future economic benefit to the County as a whole of implementing the Loop project, and the future economic benefit to the property proposed for inclusion in the TRZ. These studies can be used as the basis for the findings by the Court to create the TRZ. In addition, the Authority will provide the County all of the necessary legal and administrative support required for this important process.

The creation of a TRZ for the Loop Project is further evidence of the Court's commitment to meeting the infrastructure needs of Hidalgo County, in spite of the funding crisis at the state and national levels. Your leadership in this regard is greatly appreciated.

Sincerely,

Dennis Burleson
Chairman
Hidalgo County Regional Mobility Authority

MINUTES

HIDALGO COUNTY REGIONAL MOBILITY AUTHORITY (HCRMA)
BOARD OF DIRECTORS MEETING
5:30 P.M. – TUESDAY, JULY 01, 2008
LRGVDC TRANSPORTATION CONFERENCE ROOM
510 S. PLEASANTVIEW DRIVE
WESLACO, TEXAS

The Hidalgo County Regional Mobility Authority (HCRMA) Board of Directors held a regular meeting at 5:35 p.m. on Tuesday, July 01, 2008 at the LRGVDC Transportation Conference Room, Weslaco, TX.

In attendance were:

Board Members
Mr. Dennis Burleson, Chairman
Mr. Rick Perez, Vice Chairman
Mr. Ramiro, Salazar, Secretary-Treasurer
Mr. Ramon Garcia
Mr. Joe Olivarez
Mr. Ricardo Perez
Mr. Ruben Serna

Others
Ms. Mary Escalona
Ms. Maria Champine
Mr. Ken N. Jones, LRGVDC
Mr. Victor Morales, LRGVDC
Ms. Blakely Fernandez, Tuggey Rosenthal Pauerstein Sandoloski Agather LLP
Mr. Ron Morrison, RBC
Ms. Cheryl Bellamy, Salinas Allen & Schmitt
Mr. Everett Owen, Owen Consulting
Mr. Mario Jorge, TxDOT
Ms. Norma Y. Garza, TxDOT
Mr. Joe Vasquez, Hidalgo County
Mr. Steve Taylor, Rio Grande Guardian
Mr. Gerry Pate, HCRB
Mr. Reza Badiozzamani, L & G- HCRB
Mr. Jacinto Garza, L & G
Mr. Joe Marks, Ballenger Construction
Mr. Tommy Ballenger, Ballenger Construction
Mr. J.C. Ballenger Sr, Ballenger Construction
Ms. Jennie Taraborelli, HCRB
Ms. Veronica De La Fuente, HCRB
Mr. Jeremy Santoscoy, City of McAllen
Mr. Homero Gutierrez, JES
Mr. Juan F. Uribe Jr., JES
Mr. Jabed R. Khan, JES

1. CALL TO ORDER AND ESTABLISHMENT OF A QUORUM

2. PUBLIC COMMENTS

Chairman Burleson introduced Mr. Forrest Runnels. Mr. Runnels briefly stated his concerns for the proposed Hidalgo County Loop Alignment Section C on behalf of the Looney and Vaughan families. Mr. Burleson invited Mr. Runnels to attend the RMA Public Meetings that are scheduled for July 2008.

3. CONSENT ITEMS:

A. Approval of Minutes
   1. June 12, 2008.

B. Discussion and / or action including but not limited to the approval of Expense Reports

C. Travel Items Requests
   None at this time.

Mr. Ramiro Salazar made a motion to approve all of the Consent items as presented. Vice Chairman Rick Perez seconded the motion, and upon a vote the motion carried unanimously.

4. PRESENTATION OF REPORTS:

A. BLAKELY FERNANDEZ, TUGGEY ROSENTHAL PAUERSTEIN SANDOLSKI AGATHER, LLP

1. Discussion and possible consideration regarding the Executive Director Employment submissions and set possible procedures for such applicants.

Ms. Blakely Fernandez stated that staff advertised for the Executive Director position in the local newspapers, government websites and the RMA website. The responses were due this past Friday and the RMA received six (6) applicants. She suggested that the RMA committees meet to review all applicants. Mr. Burleson suggested that this item be tabled to give all of the Board members an opportunity to review the applications. Mr. Rick Perez concurred. Mr. Burleson suggested having the Finance and Planning Committees meet to review the applicants. ***This item was tabled for further review and will be brought back for discussion at a future meeting.***

B. EVERETT OWEN, PROJECT CONSULTANT

1. Discussion and consideration of project timelines.

Mr. Everett Owen distributed a list of key dates regarding the Hidalgo County Loop project. He briefly went through the list and defined what each item was. He stated that he will present project updates at each meeting. ***Reports only, no action taken at this time.***

C. GERRY PATE, HIDALGO COUNTY ROAD BUILDERS

1. ***Discussion regarding an update on public involvement and open houses scheduled for July as well as any future meetings.***

Mr. Gerry Pate, HCRB, stated that a status report was distributed to all of the Board members. He stated that he will be giving a more thorough status report every month. At this time, HCRB is defining the alignment(s) and working on a preferred alignment. A list of public meetings dates and times have been scheduled for the month of July 2008. After all public input has been analyzed, the preferred alignment may change. Mr. Pate stated that a newspaper ad will also be printed in the *Monitor*, *Frontera* and other local newspapers promoting public involvement in the project. Mr. Ramon Garcia recommended that a copy of the proposed map be included in the advertisement in the newspapers and websites. Mr. Pate stated that a recommended ad will be submitted to Board Members for review prior to publication. ***Reports only, no action taken at this time.***

D. RON MORRISON, RBC CAPITAL MARKETS

Mr. Ron Morrison briefly reviewed the schedule that Mr. Everett Owen presented. He stated that an independent study is underway on the Traffic and Revenue Study by a consultant to HCRB. Mr. Gerry Pate, HCRB, will be keeping everyone up to date regarding this study. ***Reports only, no action taken at this time.***

E. CHERYL BELLAMY, SAS, LLP

Ms. Cheryl Bellamy gave status report on the financial record keeping. Ms. Bellamy provided the board a list of transactions. She stated that her firm is still working with the LRGVDC Finance Department in getting all final funds transferred to the new RMA bank accounts. She stated that SAS will be making electronic checks when needed. Ms. Bellamy stated that she will be giving a financial report every month. ***Reports only, no action taken at this time.***

F. MARIO JORGE, P.E. TEXAS DEPT. OF TRANSPORTATION

Mr. Mario Jorge stated that TxDOT will also be present at the RMA Public meetings that have been scheduled for July. Mr. Jorge also gave a brief update on the I-69 Project. He advised the Board members that TxDOT is still studying both options to connect I-69 to either US281 or US77.

5. DISCUSSION, CONSIDERATION AND POSSIBLE ADOPTION OF THE PLANNING COMMITTEE RECOMMENDATIONS ON THE TECHNICALLY PREFERRED ALIGNMENTS FOR SECTIONS A, B, C, AND D OF THE HIDALGO COUNTY LOOP PROJECT.

Chairman Burleson stated that the RMA Planning Committee has reviewed all of the proposed alignments. Mr. Joe Olivarez stated that the Planning Committee met to discuss and analyzed all sections of the Hidalgo County Loop. They recommend approval of Exhibit A as the Preferred Alignment for the Hidalgo County Loop. Mr. Ramiro Salazar stated that once the corridor is analyzed further there could be unanticipated obstacles that may result in a need to reconsider and reapprove the technically approved alignment. Ms. Fernandez confirmed that the Board's action may be reconsidered at a later time to take into account public comment and other unanticipated facts and circumstances. ***Mr. Ramiro Salazar made a motion to approve Exhibit A as the Technically Preferred Alignment as presented. Mr. Ricardo Perez seconded the motion, and upon a vote the motion carried unanimously***

6. DISCUSSION, CONSIDERATIN AND POSSIBLE ADOPTION OF RESOLUTION 2008-12 APPROVING TECHNICALLY PREFERRED ALIGNMENT FOR THE HIDALGO COUNTY LOOP PROJECT.

Chairman Burleson stated that Resolution 2008-12 reflects back to item 5 approving Exhibit A as the Technically Preferred Alignment for the Hidalgo County Loop Project. Mr. Ramon Salazar stated that there were some minor typos on the resolution. Ms. Blakely Fernandez stated that the changes will be made. Mr. Ramon Garcia recommends that someone meet with Senator Chuy Hinojosa and give him an update. Mr. Gerry Pate stated that HCRB has met with Senator Chuy Hinojosa. ***Mr. Ramiro Salazar made a motion to approve Resolution 2008-12 approving Exhibit A as the Technically Preferred Alignment for the Hidalgo County Loop with the changes to the Resolution. Mr. Ramon Garcia seconded the motion, and upon a vote the motion carried unanimously.***

7. **DISCUSSION, CONSIDERATION AND POSSIBLE ADOPTION OF A RESOLUTION 2008-13 REGARDING AN AGREEMENT WITH TXDOT TO ASSUME JURISDICTION FOR DEVELOPMENT OF MILITARY HIGHWAY.**

Chairman Burleson stated that TxDOT has asked the RMA to assume the jurisdiction for the development of Military Highway. Mr. Burleson stated that the Hidalgo County MPO will be giving the Hidalgo County RMA jurisdiction of the Military Highway. The MPO is scheduled to approve this resolution. ***Mr. Ramiro Salazar made a motion to approve Resolution 2008-13: Regarding and Agreement with TxDOT to Assume Jurisdiction for Development of Military Highway. Vice Chairman Rick Perez seconded the motion, and upon a vote the motion carried unanimously.***

8. **DISCUSSION, CONSIDERATION AND POSSIBLE AUTHORIZATION TO ALLOW THE CHAIRMAN TO REQUEST HIDALGO COUNTY TO TAKE THE STEPS NECESSARY TO AUTHORIZE THE TRANSPORTATION REINVESTMENT ZONE (TRZ) REQUIRED FOR THE HIDALGO COUNTY LOOP PROJECT.**

Chairman Burleson stated that he is requesting that the board give him authorization to request that Hidalgo County take the steps necessary to authorize the transportation reinvestment zone (TRZ) required for the Hidalgo County Loop Project. Mr. Burleson stated that he will submit a memo to the Hidalgo County Commissioners Court to make a formal request. ***Mr. Ramiro Salazar made a motion to give authorization to Chairman Burleson to submit a memo to the Hidalgo County Commissioners Court. Mr. Ruben Serna seconded the motion and upon a vote the motion carried unanimously.***

9. **EXECUTIVE SESSION PURSUANT TO CHAPTER 551:**
   A. Section 551.071. Consultation with Attorney
   B. Section 551.072. Deliberation Regarding Real Property
   C. Section 551.074. Personal Matters

   No executive session was held.

10. **ACTION RELATIVE TO EXECUTIVE SESSION:**
    A. Possible Action
    B. Possible Action
    C. Possible Action

    No action items were taken.

11. **NEW OR OLD BUSINESS**

    None at this time.

12. **ADJOURNMENT**

    Mr. Joe Olivarez made a motion to adjourn. Mr. Ruben Serna seconded the motion and upon a vote the motion carried unanimously.

ATTEST:

Ramiro E. Salazar, Secretary-Treasurer

AI-11705 **7.B.**

La Sienna TIRZ

CC REGULAR

Date: 10/21/2008

Submitted By: Erika Reyna, BUDGET & MANAGEMENT

Department: BUDGET & MANAGEMENT

Agenda Area: County Judge's Office

Information

CAPTION

1. Receive a formal presentation from the City of Edinburg as required by Section 311.003 (f) Texas Tax Code relating to the creation of a Tax Reinvestment Zone for the La Sienna Project.
2. Allow the City of Edinburg a waiver of the sixty (60) day notice requirement of the public hearing required for the creation of "Proposed Tax Increment Reinvestment Zone (TIRZ), City of Edinburg" under Section 311.003 of the Texas Tax Code and authorize County Judge to sign.
3. Appoint a representative on behalf of Hidalgo County to meet with the governing body of the City of Edinburg concerning "Proposed Tax Increment Reinvestment Zone (TIRZ), City of Edinburg."

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:**

FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

No funding required.

Attachments

Link: Request & Project Plan

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/15/2008 08:08 AM	APRV
2	Dale Kennan	Dale Kennan	10/16/2008 08:26 AM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 09:27 AM	APRV
4	Arcy Duran		10/17/2008 06:10 PM	NEW

Form Started By: Erika Reyna — Started On: 10/14/2008 04:07 PM

Final Approval Date: 10/17/2008

THE CITY OF
EDINBURG

Oct 21

October 7, 2008

RECEIVED
OCT 07 2008
COUNTY JUDGE

Via Hand Delivery
Hidalgo County Commissioners Court
c/o The Honorable J.D. Salinas III, County Judge
100 North Closner Boulevard
Edinburg, Texas 78539

RE: CREATION OF A REINVESTMENT ZONE WITHIN THE CITY OF EDINBURG, TEXAS

Dear Judge Salinas:

This letter is being sent to formally notify Hidalgo County, Texas (the "County") that the City of Edinburg, Texas (the "City") intends to establish a reinvestment zone (the "Zone") within the City pursuant to Chapter 311 of the Texas Tax Code, the Tax Increment Financing Act (the "Act"). This notice is being sent to the County pursuant to the requirements of Section 311.003(e) of the Act because the County levies ad valorem property taxes on all or a portion of the real property that will be included in the Zone. The City is creating the Zone to stimulate economic development within the City pursuant to a development agreement (the "Development Agreement") reached among Burns Brothers, Ltd. (a Texas limited partnership), the City, the County and the City of Edinburg, Texas Local Government Corporation. The Development Agreement contemplates that only the City and the County will contribute their property tax increment generated from the Zone to the proposed development.

In accordance with the Act, a copy of the preliminary project plan and reinvestment zone financing plan (the "Preliminary Plan") related to the Zone is enclosed with this letter for your review. The Preliminary Plan includes a description of the proposed boundaries of the Zone, the tentative plans for the development of the Zone and an estimate of the general impact of the Zone on property values and tax revenues.

In order to create the Zone, the Act requires that the City hold a public hearing on the creation of the Zone and its benefits to the City and the property that will comprise the Zone. The City desires to hold this public hearing, and to consider an ordinance to create the Zone, on ***Tuesday, November 18, 2008***; however, the Act requires that in order for the hearing to occur sooner than sixty (60) days from the date of this letter, the City needs to receive a waiver of the sixty (60) day requirement from each taxing entity that levies ad valorem property taxes on real property within the Zone. ***The City***

Oct 21

respectfully requests that the County execute the attached Acknowledgment (which includes a waiver of the sixty (60) day notice requirement) and return it to the City prior to Friday, October 31, 2008. The Act also requires that no later than fifteen (15) days from the date of this letter, the County, as a taxing unit that levies ad valorem property taxes on real property within the Zone, must designate a representative to meet with City representatives regarding the Preliminary Plan and the creation of the Zone. In addition, the Act provides that each taxing unit that levies taxes on real property in the Zone may appoint one director to the board governing the Zone, but any such taxing unit may waive its right to appoint a director.

The City looks forward to the opportunity to discuss these items with the County and would also like to make a formal presentation required by the Act to the Commissioners Court at any regular meeting of the Court prior to November 18, 2008. I would appreciate you letting me know what meeting of the Court prior to November 18th you would suggest for the City to make a formal presentation so that I can arrange for the appropriate people to be available for that purpose.

Finally, enclosed is an Acknowledgment indicating the County's receipt of this letter, acknowledging the requirement to appoint a County representative to meet with the City regarding the creation of the Zone, waiving the sixty (60) day notice requirement, and indicating whether the County desires to appoint a member to the board governing the Zone (if and when the Zone is created). We would appreciate an authorized representative of the County executing three copies of the Acknowledgement and returning it to my attention at your earliest convenience.

Thank you for your attention to this matter. Please call me if you have any questions.

Sincerely,

Juan J. Rodriguez
City Manager

Acknowledgment of County Regarding Proposed Tax Increment Reinvestment Zone

The undersigned duly authorized representative of Hidalgo County, Texas (the "County") hereby acknowledges receipt by the County of notice from the City of Edinburg, Texas (the "City") pursuant to a letter dated October 7, 2008 of the City's intention to establish a reinvestment zone (the "Zone") within the City pursuant to the Tax Increment Financing Act, Chapter 311 of the Texas Tax Code (the "Act"). The undersigned hereby further acknowledges that the County has or will appoint a representative of the County to meet with the City regarding the creation of the Zone as required by the Act. Additionally, pursuant to Section 311.003(e) of the Act, the County agrees that the City may hold the public hearing required by the Act related to the creation of the Zone on or prior to 60 days from October 7, 2008, the date of the City's notice to the County. Finally, given that the Act provides that each taxing unit that levies taxes on real property in the Zone may appoint one director to the board governing the Zone or may waive its right to appoint a director, the undersigned hereby certifies on behalf of the County that:

(Please mark one of the following)

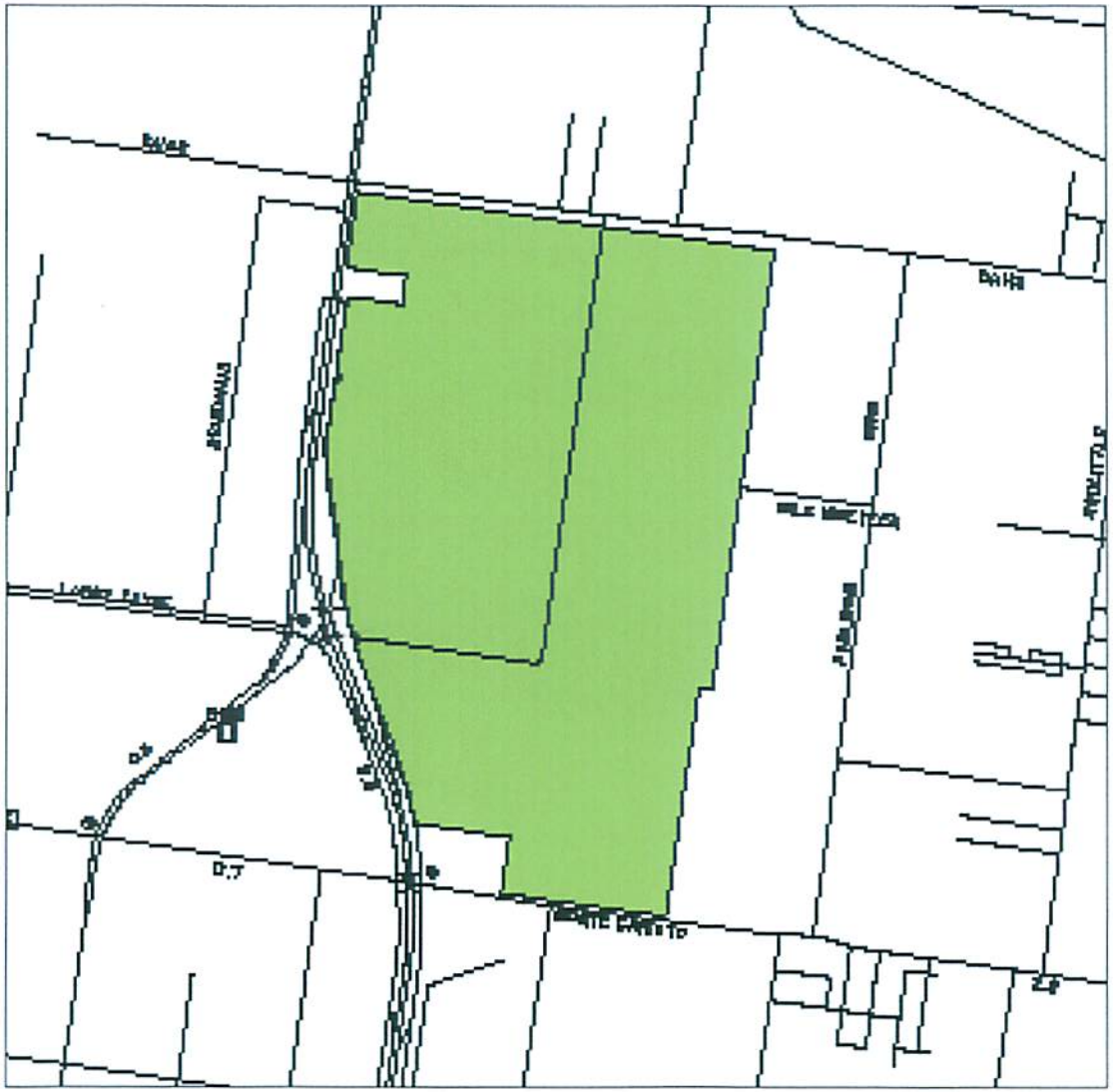
_____ the County will appoint a member to the board to be created to govern the Zone.

_____ the County will not appoint, and hereby waives its right to appoint, a member to the board to be created to govern the Zone.

Executed this ___ day of October, 2008.

_____

J.D. Salinas III, County Judge
Hidalgo County, Texas



Preliminary Project Plan & Reinvestment Zone Financing Plan Tax Increment Reinvestment Zone No. 3 City of Edinburg, Texas

September 2008

HawesHillCalderon LLP

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Reinvestment Zone Finance Plan
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9. Duration of Zone

Appendix
- Schedule A Residential Build Out
- Schedule B Commercial Build Out
- Schedule C Projected Assessed Taxable Valuations
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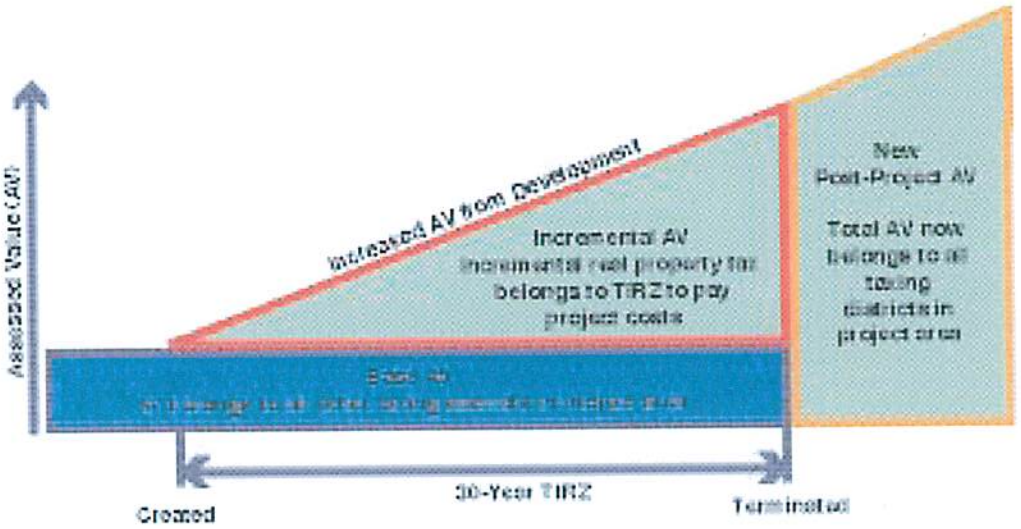


The TIRZ Concept

A tax increment reinvestment zone (TIRZ) is a financing tool enabled by the Texas Legislature with the adoption of Chapter 311 of the Texas Tax Code to assist cities in developing or redeveloping blighted and substandard areas within their boundaries.

Cities may create a TIRZ where conditions exist that substantially impair an area's sound growth and where development or redevelopment is not likely to occur but for public infrastructure enhancements financed by the zone.

Upon creation of the Zone, the total appraised value of real property located within its boundaries is established for the year in which it was created. This is known as the base value. As new development occurs in the Zone due to the provision of new infrastructure, the value of real property increases.

This additional value above the base is known as the increment. It is set aside to finance infrastructure improvements within the Zone. Once all projects are completed, or after a defined period of time, the TIRZ is dissolved and infrastructure is conveyed to the city.

During the life of the Zone the city and other participating taxing jurisdictions collect tax revenue on the base value of the Zone as well as sales tax and franchise fee revenue generated by new development. When the zone is dissolved, the city and other participating taxing jurisdictions also collect tax revenue on the incremental value created by new development.

About This Document

Prior to creation of a TIRZ, the statute requires preparation of a Preliminary Project Plan and Reinvestment Zone Financing Plan. This document details the specific projects proposed to address existing conditions in the area as well as the method and means to finance them. After the TIRZ has been created, the TIRZ board of directors finalizes the Project Plan and Reinvestment Zone Financing Plan and forwards the same to the jurisdictional governing body, typically a city council or commission, for final approval as required by statute. That plan governs where tax increment revenue can be used to develop the Zone.

Executive Summary

The City of Edinburg Tax Increment Reinvestment Zone (TIRZ) Number Three consists of a 730-acre tract of vacant and agricultural land located in the northeast corner of the city.

While the site holds great potential due to its location, it lacks the infrastructure necessary to support commercial and residential development. As such, the site will not be developed to its full potential but for the creation of a TIRZ.

The City of Edinburg TIRZ #3 is proposed to help pay for infrastructure costs to facilitate a mixed-use project comprised of approximately 1.1 million square feet of commercial development and 1,269 single-family homes. The project also includes a 70-acre site for educational facilities as well as recreational and green space components. The Zone's projected costs are primarily related to the infrastructure, detention, and drainage facilities necessary to support this development.

The public improvements proposed in this plan would convey a direct benefit to the City of Edinburg and Hidalgo County both in terms of quality regional growth and significant increases in ad valorem values and sales tax revenue.

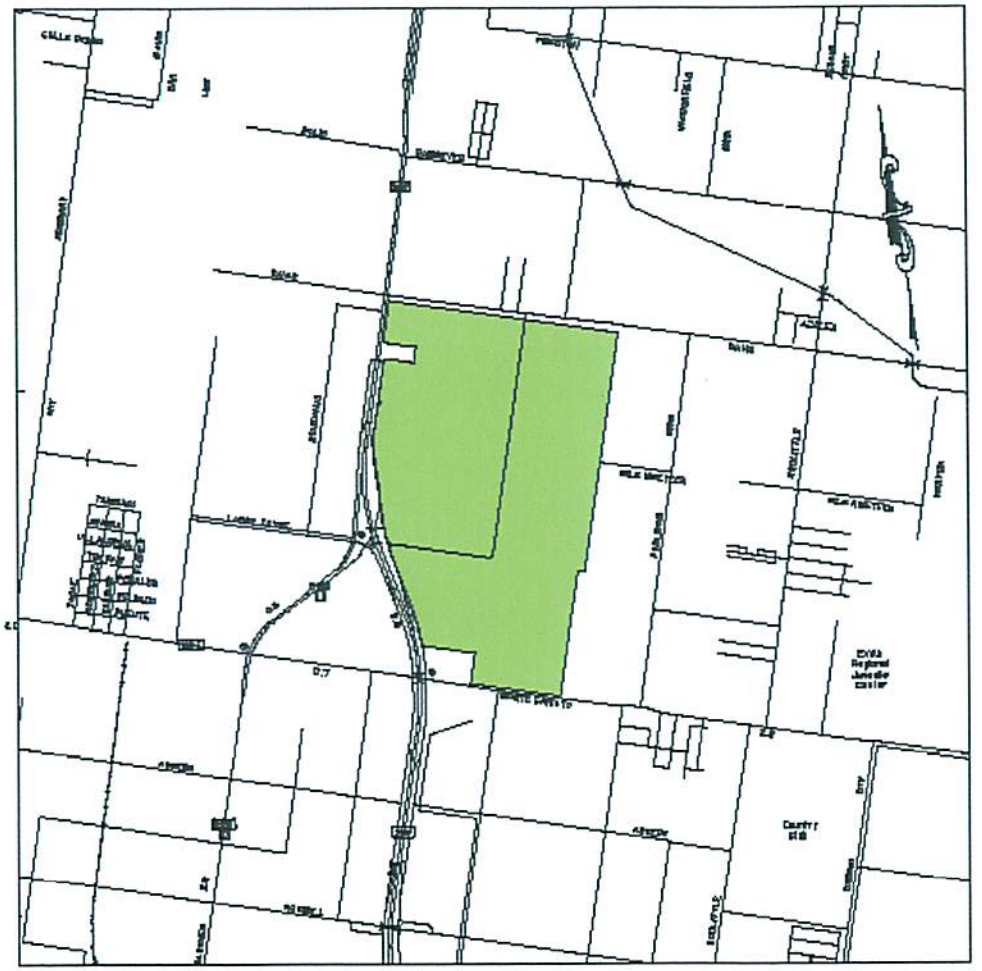
It is estimated that the City of Edinburg will collect $175 million in new sales tax, franchise fee, and ad valorem tax revenue over the 30-year life of the TIRZ due to residential and commercial development associated with this project. Benefits to other taxing jurisdictions are detailed on page 7.

Under this proposal, the developer would be reimbursed from revenue generated by the TIRZ for investments made for infrastructure and drainage facility costs. The city would incur no capital improvement costs, but would retain ownership of the infrastructure once built. Over the life of the TIRZ, the city would continue to collect the base real property tax revenue as well as new sales tax and franchise fee revenues generated by the development.

The entire project includes approximately $64 million in infrastructure improvements, $255 million in residential development, and $238 million in commercial development.

Location

As proposed, the City of Edinburg TIRZ #3 would be bounded generally by U.S. Highway 281, Davis Road, Monte Christo Road, and an eastern boundary one-quarter mile east of and parallel to Gwin Road. All of the land is located in the City of Edinburg, Hidalgo County, Texas and is predominantly vacant or agricultural. Total land contained in the TIRZ is approximately 730 acres.



LOCATION MAP: 1" = 2000'

Proposed Distribution of Public Infrastructure Costs

Projects by Participant/Area	TIRZ Projects	Non-TIRZ Projects	Total
South Section			
Residential Water, Sewer, Storm, Paving	$8,907,632	$10,504,951	$17,412,583
Roadways			
La Sienna Parkway	$1,607,839	$1,238,550	$2,846,489
Burns Blvd.	$1,374,656		$1,374,656
Roadway E	$439,712		$439,712
Off-Site Lift Stations, Sewer, Water, Force Main	$472,132		$472,132
Linear Detention Ditches A-J	$4,233,870	$665,235	$4,899,105
North Section			
Residential Water, Sewer, Storm, Paving	$7,732,384	$10,717,300	$18,449,684
Roadways			
Davis Road Realignment	$262,698		$262,698
Burns Blvd. North	$701,350	$749,330	$1,450,680
Ave "B"	$1,007,647	$1,260,200	$2,267,847
Roadway C	$259,881	$446,481	$706,362
Roadway D	$202,905	$211,105	$414,010
Roadway E	$420,360	$351,020	$771,380
Lift Stations	$262,066		$262,066
Drainage Ditch Laterals F, G	$992,855	$1,037,985	$2,030,840
Other			
Engineering (15%)	$1,835,711		$1,835,711
Land Paving/Development Fees	$1,000,000		$1,000,000
Landscaping/Walkways	$1,000,000		$1,000,000
12" Waterline Interconnector North Alamo WS	$240,000		$240,000
Elevated Storage Tank	$3,000,000		$3,000,000
Zone Creation, Administration (30 Years)	$3,000,000		$3,000,000
Total	$36,953,779	$27,162,157	$64,135,936

This table summarizes the public infrastructure costs to be financed by the proposed TIRZ and other participating entities.

In this proposal, the developer would fund project costs listed under TIRZ Projects and then be reimbursed by the TIRZ at such time as the appropriate level of assessed valuation is in place.

Non-TIRZ Projects are those not reimbursed or funded by the TIRZ.

Benefits to Taxing Jurisdictions

Over the 30-year life of the TIRZ, it is estimated that the city will collect $189 million in combined new sales tax revenue, new franchise fee revenue, and new ad valorem tax due to residential and commercial development associated with the Edinburg TIRZ #3 project.

Proposed infrastructure improvements will increase area drainage capacity, enhance local mobility, and provide the basis for more than $493 million in commercial and residential capital development within the City of Edinburg and Hidalgo County. In addition, the proposed development will include 70 acres of land donated or set aside for educational facilities as well as green space and pedestrian and bicycling facilities.

Finally, it should be noted that all taxing entities are shielded from risk in that the developers will provide the funding for proposed infrastructure projects and only receive reimbursement from the TIRZ when tax increment revenue is generated by the project. This revenue will be the sole source of revenue for reimbursements to the developers.

New Taxes and Fees	City of Edinburg	Hidalgo County	College District	Drainage District	Edinburg I.S.D.	South Texas I.S.D.
Residential Sales Tax Revenue	$6,338,120					
Residential Franchise Fee Revenues	$3,859,200					
Commercial Sales Tax Revenue	$163,610,833					
Ad Valorem Tax Retained from TIRZ Revenue	$15,715,318	$7,281,003	$20,392,416	$5,440,612	$183,196,539	$5,163,971
Estimated Total	$189,533,471	$7,281,003	$20,392,416	$5,440,612	$183,196,539	$5,163,971

Notes:
- All projections based on the 30-year life of the TIRZ
- Franchise fees are based on average usage and include garbage collection, electricity, cable, gas, and telephone service

TEXAS TAX CODE
SUBTITLE B. SPECIAL PROPERTY TAX PROVISIONS
CHAPTER 311. TAX INCREMENT FINANCING ACT
Sec. 311.011. PROJECT AND FINANCING PLANS

(a) The board of directors of a reinvestment zone shall prepare and adopt a project plan and a reinvestment zone financing plan for the zone and submit the plans to the governing body of the municipality or county that created the zone. The plans must be as consistent as possible with the preliminary plans developed for the zone before the creation of the board.

(b) The project plan must include:
  (1) a map showing existing uses and conditions of real property in the zone and a map showing proposed improvements to and proposed uses of that property;
  (2) proposed changes of zoning ordinances, the master plan of the municipality, building codes, other municipal ordinances, and subdivision rules and regulations, if any, of the county, if applicable;
  (3) a list of estimated non-project costs; and
  (4) a statement of a method of relocating persons to be displaced as a result of implementing the plan.

(c) The reinvestment zone financing plan must include:
  (1) a detailed list describing the estimated project costs of the zone, including administrative expenses;
  (2) a statement listing the kind, number, and location of all proposed public works or public improvements in the zone;
  (3) an economic feasibility study;
  (4) the estimated amount of bonded indebtedness to be incurred;
  (5) the time when related costs or monetary obligations are to be incurred;
  (6) a description of the methods of financing all estimated project costs and the expected sources of revenue to finance or pay project costs, including the percentage of tax increment to be derived from the property taxes of each taxing unit that levies taxes on real property in the zone;
  (7) the current total appraised value of taxable real property in the zone;
  (8) the estimated captured appraised value of the zone during each year of its existence; and
  (9) the duration of the zone.

Project Plan

This document constitutes The Preliminary Project Plan for the Tax Increment Reinvestment Zone Number Three, City of Edinburg, as required by Chapter 311 of the Texas Tax Code.

The purpose of the Zone is to finance reimbursements for costs associated with infrastructure necessary to develop a 730-acre site for commercial and residential uses. The reinvestment zone includes agricultural and vacant land located in the northeastern corner of the City of Edinburg, which could not be developed beyond its current use but for the creation of such a zone.

Expenditures associated with the design and construction of public infrastructure, as well as other specific project-related costs, will be funded by the developer and reimbursed by tax increment revenues derived from taxes on increases in property values resulting from the new development.

1. Map showing existing uses and conditions of real property in the zone and a map showing proposed improvements to and proposed uses of that property (see Next Three Pages).

Existing Uses. The proposed TIRZ consists of approximately 730 acres of undeveloped and agricultural land in the City of Edinburg, Hidalgo County, Texas. This property lacks adequate infrastructure to enable its development. The subject site has been utilized as farmland and is currently subject to an agricultural exemption from property taxes.

Development of the property is further constrained by a lack of drainage facilities. There is a predominance of defective or inadequate sidewalk or street layout and faulty lot layout in relation to size, adequacy, accessibility, or usefulness. These conditions, including obsolete platting, substantially impair or arrest the sound growth of the City.

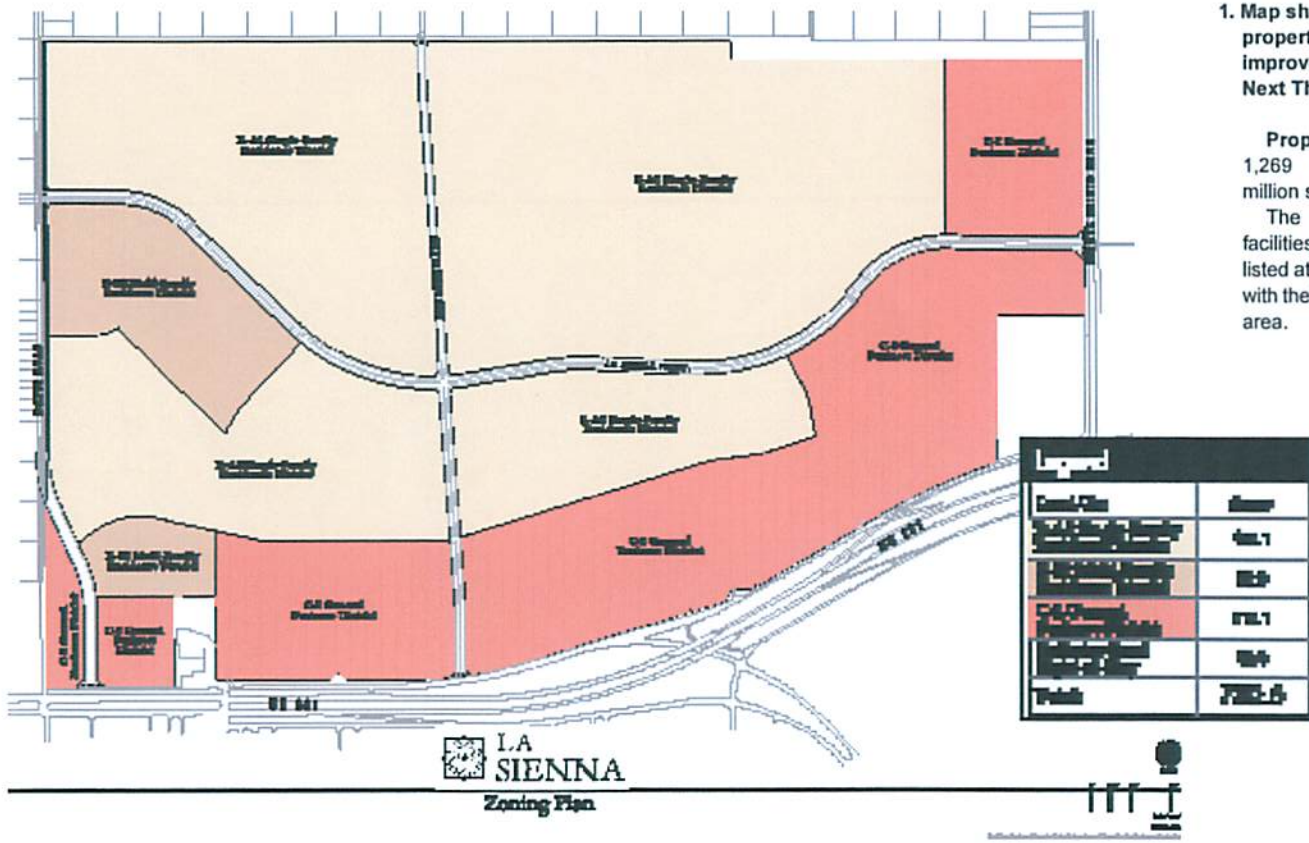
Proposed Improvements

1. Map showing existing uses and conditions of real property in the zone and a map showing proposed improvements to and proposed uses of that property (see Next Three Pages).

Paving and Drainage Improvements. Public infrastructure proposed for TIRZ #3 includes street and sidewalk improvements; roadway construction, storm sewer facilities, detention and drainage facilities, and landscaping and lighting as indicated on the master plan layout (left). It is anticipated that the owner of real property within the Zone (the Developer), will advance funds for the Project costs and will be reimbursed from tax increment revenues of the Zone as provided in a separate agreement and other documentation between the Developer and the TIRZ (the Reimbursement Agreement). It is also anticipated that the infrastructure improvement costs will include interest costs associated with the Project.

1. Map showing existing uses and conditions of real property in the zone and a map showing proposed improvements to and proposed uses of that property (see Next Three Pages).

Water & Sewer Improvements. Public infrastructure proposed for TIRZ #3 includes water and sewer improvements, lift stations, and elevated storage tank, and a 12" waterline interconnector to the North Alamo Water Supply. The waterline interconnect and elevated tank will serve a significantly large service area through the La Sienna North and South Development sufficient to support 1,269 single-family homes as well as more than one million square feet of new commercial development.



1. Map showing existing uses and conditions of real property in the zone and a map showing proposed improvements to and proposed uses of that property (see Next Three Pages).

Proposed Uses. Proposed uses of the TIRZ consist of: 1,269 single-family homes, multi-family housing, and 1.1 million square feet of commercial development.

The proposed development will also include educational facilities and green-space components. Various land uses are listed at left per the La Sienna Development Master Plan, along with their respective acreages and percentage of the gross land area.

Projects by Participant/Area	Non-TIRZ Projects
South Section	
Valencia, Phase 1-3	$4,802,759
Executive Estates, Sections 1-3	$2,260,171
National Builder, Section 1-3	$1,954,247
Commercial Lots, 1-4	$1,487,774
La Sienna Parkway	$1,238,550
Linear Detention Ditches A-J	$665,235
North Section	
Valencia, Phase 4	$2,406,953
Executive Estates, Section 4	$2,108,023
National Builder, Sections 4 & 5	$5,276,598
Commercial Lots, 1-4	$925,726
Burns Blvd. North	$749,330
Ave "B"	$1,260,200
Roadway C	$448,481
Roadway D	$211,105
Roadway E	$351,020
Drainage Ditch Laterals F, G	$1,037,985
Total	$27,182,157

Changes to Municipal Ordinances

2. Proposed changes of zoning ordinances, the master plan of the municipality, building codes, other municipal ordinances, and subdivision rules and regulations, if any, of the county, if applicable;

All construction will be done in conformance with existing building code regulations of the City of Edinburg and Hidalgo County. There are no proposed changes of any city ordinance, master plan, or building codes.

Estimated Non-Project Costs

3. A list of estimated non-project costs

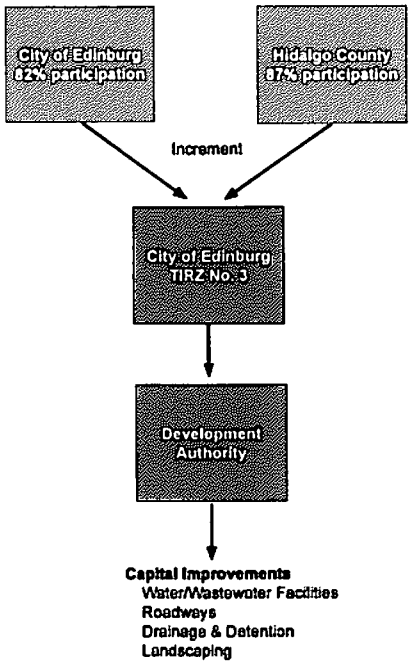
Non-project costs include those development items that will be funded by the developer and for which no tax increment reimbursement is provided.

Method of Relocation

4. A statement of a method of relocating persons to be displaced as a result of implementing the plan.

As the land within the TIRZ is vacant, there will be no displacement of residents.

Proposed Project Financing Structure



This document constitutes the Reinvestment Zone Financing Plan for the Tax Increment Reinvestment Zone Number Three, City of Edinburg, as required by Chapter 311 of the Texas Tax Code.

The purpose of the Zone is to finance reimbursements for costs associated with public infrastructure and drainage improvements to be constructed in the Zone.

It is anticipated that the owner of real property within the Zone (the Developer) will advance 100 percent of the funds for Project costs and will be reimbursed from tax increment revenues of the Zone as provided in a separate agreement and other documentation between the Developer and the TIRZ (the Reimbursement Agreement).

It is also anticipated that the infrastructure improvement costs will include interest costs associated with the Project.

Expenditures associated with the design and construction of public infrastructure, as well as other specific project-related costs, will also be funded by the developer and reimbursed by tax increment revenues.

PROJECT COSTS	ESTIMATED COSTS	SUBTOTALS	SECTION TOTAL
Residential			$14,639,995.50
South		$6,907,632	
Water	$1,522,250		
Sewer	$1,415,661		
Storm	$1,657,478		
Paving	$2,312,241		
North		$7,732,364	
Water	$1,522,250		
Sewer	$1,415,661		
Storm	$1,657,478		
Paving	$3,136,973		

PROJECT COSTS	ESTIMATED COSTS	SUBTOTALS	SECTION TOTAL
Regional/Commercial			$12,238,072.83
South			
Roadways		$3,422,307	
La Sienna Parkway	$1,607,939		
Burns Blvd.	$1,374,656		
Roadway E	$439,712		
Regional Off-site		$472,132	
Lift Stations	$282,066		
Off-site Sewer	$140,554		
Off-site Water	$49,500		
Off-site Force Main	$20,012		
Linear Detention South		$4,233,670	
Ditch A	$173,645		
Ditch B	$282,607		
Ditch C	$562,492		
Ditch D	$899,013		
Ditch E	$339,213		
Ditch DH	$990,036		
Ditch H	$655,816		
Ditch J	$331,048		
North			
Roadways		$2,854,842	
Davis Rd. Realignment.	$262,696		
Burns Blvd. North	$701,350		
Ave "B"	$1,007,647		
Roadway C	$259,681		
Roadway D	$202,905		
Roadway E	$420,360		
Lift Stations		$282,066	
Lift Stations	$282,066		
Drainage Ditch Laterals		$992,855	
Ditch F	$522,942		
Ditch G	$469,913		

Shared City & County			$7,075,710.92
Engineering	$1,835,711		
Land Paving / Development Fees	$1,000,000		
Landscaping / Walkways	$1,000,000		
12" Waterline Interconnector North Alamo Water Supply	$240,000		
Elevated Storage Tank	$3,000,000		

1. A detailed list describing the estimated project costs of the zone, including administrative expenses

This table itemizes the estimated infrastructure project costs for the Zone. It is anticipated that the developer will advance all funds necessary for the construction of public improvements and will be reimbursed as provided in separate agreements between the developer and the TIRZ. Zone administration, management, legal, bookeeping, reporting, auditing, and related activities are estimated to be $100,000 annually.

It is contemplated that City's tax increment revenues will finance costs associated with regional and commercial infrastructure. It is further contemplated that the County's tax increment revenues will be utilized to finanace infrastucture costs associated with residential development in the Zone and any costs associated with regional commercial infrastructure that are not financed by the City.

SUMMARY OF DEVELOPMENT COSTS

Total Residential Estimated Costs	**$14,639,995.50**
Total Regional/Commercial Costs	**$12,238,072.83**
Total Shared City & County Costs	**$7,075,710.92**
Grand Total	**$33,953,779.25**

Statement of Proposed Public Works

2. A statement listing the kind, number, and location of all proposed public works or public improvements in the zone

The public infrastructure improvements that the TIRZ is designed to facilitate will be located throughout the Zone. These improvements will provide public infrastructure to a commercial and residential community. The kind and number of public works is listed below. The location of public works is indicated on Pages 11 and 12.

- Utilities
  - Water
  - Sewer
  - Storm
  - Paving
  - Lift Stations
  - Off-site Sewer
  - Off-site Water
  - Off-site Force Main
  - 12" Waterline Interconnector
  - Elevated Storage Tank
- Roadways
  - La Sienna Parkway
  - Burns Boulevard
  - Davis Road Realignment
  - Ave "B"
  - Roadway C
  - Roadway D
  - Roadway E
- Drainage
  - Linear Detention Ditches
  - Drainage Ditch Laterals
- Land Paving
- Landscaping
- Walkways

Hidalgo County Population and Household Trends

Count	Pop.	Households	% change Pop/HH
1990	383,545	103,479	-
2000	569,463	156,824	48.5/51.6
2006	688,917	191,361	21.0/22.0
2011 (est.)	789,409	220,277	14.6/15.1

Hidalgo County, TX Building Permits

Type	Year	# of Permits	% Change (from previous year)	Avg. Value/ Dwelling Unit	% Change (from previous year)
Single-Family	2006	6,870	2.0%	$112,100	5.0%
	2005	6,763	0.0%	$107,000	46.0%
	2004	6,744	4.0%	$73,100	20.0%
	2003	6,461	1.0%	$61,000	5.0%
	2002	6,418	14.0%	$58,200	-3.0%
	2001	5,606	11.0%	$59,900	5.0%
Multi-Family	2006	552	-42.0%	$46,700	-41.0%
	2005	958	-12.0%	$79,500	134.0%
	2004	1,094	15.0%	$34,000	16.0%
	2003	950	153.0%	$29,200	-2.0%
	2002	375	-56.0%	$29,800	-23.0%
	2001	848	243.0%	$38,900	41.0%

Improvement Delivery Schedule

Years from Initiation	1	2	3	4	5	6	7	8	9	10	10 Yr.
Multi-family Units							300		300		600
Single Family Units	13	38	76	76	76	178	178	178	177	177	1,167
Total Residential Units	13	38	76	76	76	178	478	178	477	177	1,167
Retail Square Feet	10,000	50,000	150,000	50,000	200,000	50,000	150,000	200,000	300,000	140,000	1,300,000

Source: CDS Market Research

3. An Economic Feasibility Study

In June, 2007, CDS Market Research (CDS) conducted a market analysis to project the performance of single- and multi-family residential and retail development for the proposed TIRZ No. 1, City of Edinburg. The findings are summarized below.

- Ample market support exists in all examined sectors (single-family and multifamily residential and retail) to support and justify creation of the TIRZ. Specifically, the single-family sector of the local economy has been one of the fastest growing in the state and nation in recent years.
- The potential for enhancement to the taxable value of property within the proposed TIRZ is significant. Even in a worst-case scenario in which the TIRZ does not fully develop, any significant improvements on merely a portion of abutting land parcels will have a positive affect on market, and also taxable, values on adjacent vacant tracts.
- CDS believes that the undeveloped land in the TIRZ would indeed be developed at some point in the future. However, absent the existence of the proposed TIRZ, this development would take place piecemeal over the course of probably ten or more years and certainly not to the extent and with the pace that can be expected with the establishment of the TIRZ.
- The developers have earmarked 30 acres for multi-family development. CDS expects the subject's 30 acres to reasonably accommodate 20 units per acre, for a total of 600 units. 300 units are expected to be feasible after Year Six of the projection period, with the remainder built in Year Eight.
- CDS predicts the subject development will support approximately 1,300,000 square feet of new retail development over the course of the projection period. This implies a sales estimate to support this new development of approximately $151 per square foot and provides for a retail coverage ratio of 20% for the subject property.

Zone Increment Revenue

Tax Year	Collection Year	Cumulative City Project Revenue	Cumulative County Project Revenue
2008	2009	$-	$-
2009	2010	$39,445	$50,260
2010	2011	$97,716	$124,506
2011	2012	$259,540	$330,559
2012	2013	$423,440	$539,256
2013	2014	$719,273	$915,957
2014	2015	$1,029,318	$1,310,769
2015	2016	$1,218,128	$1,551,271
2016	2017	$1,451,354	$1,848,309
2017	2018	$1,649,223	$2,100,301
2018	2019	$1,818,964	$2,316,435
2019	2020	$1,910,350	$2,432,628
2020	2021	$1,998,026	$2,544,474
2021	2022	$2,047,976	$2,608,086
2022	2023	$2,099,176	$2,673,288
2023	2024	$2,151,655	$2,740,121
2024	2025	$2,205,447	$2,808,624
2025	2026	$2,260,583	$2,878,839
2026	2027	$2,317,097	$2,950,810
2027	2028	$2,375,025	$3,024,580
2028	2029	$2,434,400	$3,100,195
2029	2030	$2,495,260	$3,177,700
2030	2031	$2,557,642	$3,257,142
2031	2032	$2,621,583	$3,338,571
2032	2033	$2,687,122	$3,422,035
2033	2034	$2,754,301	$3,507,586
2034	2035	$2,823,158	$3,595,276
2035	2036	$2,893,737	$3,685,158
2036	2037	$2,966,080	$3,777,287
2037	2038	$3,040,232	$3,871,719

Estimated Bonded Indebtedness

4. The estimated bonded indebtedness to be incurred

While no bonded indebtedness is anticipated to be incurred by the City or the Zone in connection with this project at this time, should the City or the Redevelopment Authority decide to issue bonds at a later date, bond sizing will be based on the maximum amount the Zone revenues could reasonably sustain at that time.

Time when Costs/Obligations Incurred

5. The time when related costs or monetary obligations are to be incurred

The time when related costs or monetary obligations are to be incurred is a function of the availability of TIRZ revenues. This summary shows the time when TIRZ funds are expected to be available to pay project costs. Details of the time when related costs or monetary obligations are to be incurred are shown on Schedule D.

Participating Jurisdictions

Taxing Jurisdiction	Tax Rate	Tax Rate Dedicated	% Dedicated
City of Edinburg	$0.6350/$100	$0.5200/$100	82%
Hidalgo County	$0.5900/$100	$0.5155/$100	87%

Financing, Expected Sources Revenue

6. A description of the methods of financing all estimated project costs and the expected sources of revenue to finance or pay project costs, including the percentage of tax increment to be derived from the property taxes of each taxing unit that levies taxes on real property in the zone.

Methods of Financing. The Developer will advance funds for the Project costs, and the Zone will reimburse these costs from tax increment revenues of the Zone as they are realized by the Zone. The reimbursement will be as described in a separate agreement and other documentation between the Developer and the City. A portion of the Project costs will be borne by the Developer as described in Schedule D and in the Reimbursement Agreement.

Sources of Tax Increment Revenue. The tax increment revenue necessary to pay the project costs is expected to come from increased property values in the Zone due to the construction of new homes and commercial buildings.

Schedules A and B display the projected residential and commercial build out schedules. The projected assessed valuations resulting from the construction are shown in Schedule C. Schedule D presents the estimated incremental property tax revenues associated with the development. These new revenues will be used to pay for Zone costs.

The City anticipates retaining out of tax increment revenue an amount per residential property in the Zone to pay for a portion of general municipal services provided by the City within the Zone.

Zone Increment Value

Tax Year	Collection Year	Increment in Resident Value	Increment in Commercial Value	Total Increment Assessed Value
2008	2009	$-	$-	$-
2009	2010	$9,765,000	$-	$9,765,000
2010	2011	$24,180,000	$-	$24,180,000
2011	2012	$39,677,500	$24,306,480	$64,183,980
2012	2013	$55,647,500	$48,743,640	$104,691,140
2013	2014	$87,602,500	$89,907,840	$177,810,340
2014	2015	$123,377,500	$131,072,040	$254,449,540
2015	2016	$155,055,000	$146,100,240	$301,155,240
2016	2017	$187,115,000	$171,713,520	$358,828,520
2017	2018	$211,992,500	$195,758,640	$407,751,140
2018	2019	$228,330,000	$221,371,920	$449,701,920
2019	2020	$242,305,000	$229,996,800	$472,301,800
2020	2021	$255,352,500	$238,621,680	$493,974,180
2021	2022	$259,182,788	$242,201,005	$501,383,793
2022	2023	$263,070,529	$245,834,020	$508,904,550
2023	2024	$267,016,587	$249,521,531	$516,538,118
2024	2025	$271,021,836	$253,264,354	$524,288,190
2025	2026	$275,087,164	$257,063,319	$532,150,482
2026	2027	$279,213,471	$260,919,269	$540,132,740
2027	2028	$283,401,673	$264,833,056	$548,234,731
2028	2029	$287,652,698	$268,805,554	$556,458,252
2029	2030	$291,967,489	$272,837,637	$564,805,126
2030	2031	$296,347,001	$276,930,201	$573,277,202
2031	2032	$300,792,206	$281,084,154	$581,876,360
2032	2033	$305,304,089	$285,300,417	$590,604,506
2033	2034	$309,883,650	$289,579,923	$599,463,573
2034	2035	$314,531,905	$293,923,622	$608,455,527
2035	2036	$319,249,884	$298,332,476	$617,582,360
2036	2037	$324,038,632	$302,807,463	$626,846,095
2037	2038	$328,899,212	$307,349,575	$636,248,787

Figures assume 1.5% growth from inflation after buildout is complete.

Current Appraised Value of Property

7. Current Total Appraised Value of Property in the Zone

The total current (2008) appraised value within the Zone is $217,384.

Estimated Captured Value

8. Estimated Captured Value of Zone in Each Year of Existence

The estimated captured appraised value of the TIRZ during each year of its existence is shown on this table.

Duration of Zone

9. Duration of Zone

The duration of the Zone is 30 years. The TIRZ will take effect on the date it is created. It is anticipated that January 1, 2008 would be established as the base year and that the TIRZ would terminate on December 31, 2037, or the date when all project costs are paid and any debt is retired, or by a subsequent city ordinance terminating the Zone.

SCHEDULE A

TAX INCREMENT REINVESTMENT ZONE NO. ONE EXPANSION, CITY OF EDINBURG

Residential Buildout Schedule (In Thousands)

	2008		2009		2010		2011		2012		2013		2014		2015		2016		2017		2018		2019		2020		
Residential Project Values	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	Home Construction	Captured Value (K)	
Valencia ($170,000 ea)			27	$4,590	36	$6,120	35	$5,950	35	$5,950	71	$12,070	71	$12,070	82	$13,940	82	$13,940	42	$7,140	36	$6,120	39	$6,630	25	$4,250	
Executive Homes ($382,500 each)			6	$2,295	10	$3,825	15	$5,738	16	$6,120	34	$13,005	34	$13,005	15	$5,738	16	$6,120	15	$5,738	15	$5,738	10	$3,825	8	$3,060	
National Builder ($160,000 each)			18	$2,880	28	$4,480	25	$4,000	25	$4,000	43	$6,880	65	$10,400	75	$12,000	75	$12,000	75	$12,000	28	$4,480	22	$3,520	15	$5,738	
Total Home Sales	-		51		74		75		76		148		170		172		173		132		79		71		48		1289
Total Captured Value		$0		$9,765		$14,425		$15,688		$16,070		$31,955		$35,475		$31,678		$32,060		$24,878		$16,336		$13,975		$13,048	$255,353
Cumulative Captured Value		$0		$9,765		$24,190		$39,878		$55,948		$87,903		$123,378		$155,055		$187,115		$211,993		$228,330		$242,305		$255,353	

Note:

1. Captured value is presented in thousands of dollars.
2. Projected value of home construction is in 2007 dollars excluding inflation.
3. Home construction in a calendar year results in captured appraised value in the following tax year.

SCHEDULE B

TAX INCREMENT REINVESTMENT ZONE NO. ONE EXPANSION, CITY OF EDINBURG

Commercial Buildout Schedule (In Thousands)

	2008		2009		2010		2011		2012		2013		2014		2015		2016		2017		2018		2019		2020		
Commercial Project Values	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	Acres	Captured Value (K)	
Commercial																											
C-1 (30.4 acres)							15.2	$19,683	15.2	$19,683																	
C-2 (6.9 acres)							3.4	$4,443	3.5	$4,574																	
C-3 (26.6 acres)											13.3	$17,380	13.3	$17,380													
C-4 (36.4 acres)											18.2	$23,784	18.2	$23,784													
C-5 (19.0 acres)																	9.5	$12,415			9.5	$12,415					
C-6 (20.2 acres)																	10.1	$13,199			10.1	$13,199					
C-7 (9.0 acres)																							4.5	$5,881	4.5	$5,881	
C-8 (4.2 acres)																							2.1	$2,744	2.1	$2,744	
Multi-Family 1															11.5	$15,028											
Multi-Family 2																			18.4	$24,045							
Total Sales Sq Feet						-	243		244		412		412		-		256		-		256		85		85		
Total Captured Value		$0		$0		$0		$24,305		$24,437		$41,164		$41,164		$15,028		$25,613		$24,045		$25,613		$8,625		$8,625	$238,622
Cumulative Captured Value		$0		$0		$0		$24,305		$48,744		$89,908		$131,072		$146,100		$171,714		$195,759		$221,372		$229,997		$238,622	

Note:

1. Captured value is presented in thousands of dollars.
2. Assumes $100 per sq. ft. at 30% coverage ratio.

TAX INCREMENT REINVESTMENT ZONE NO. ONE, CITY OF EDINBURG

Projected Assessed Valuations

SCHEDULE C

Tax Roll Jan 1	Incremental Residential Assessed Valuation	Residential Assessed Valuation	E.I.S.D. Homestead Exemption	No. of Homes Added	Cum. No. of Homes	Senior Citizens Exemption: Number of Eligible Homes (1)	Senior Citizens Exemption: City Exemption Amount (2)	Senior Citizens Exemption: County Exemption Amount (3)	E.I.S.D. Exemption Amount (4)	Commercial Valuation	City Projected Taxable Valuation	County Projected Taxable Valuation	E.I.S.D. Projected Taxable Valuation
2008	-	$-	$-	0	0	-	$-	$-	$-	$-	-	-	-
2009	9,765,000	$9,765,000	$(765,000)	51	51	1.0	$(25,500)	$(15,300)	$(10,200)	$-	9,739,500	9,749,700	8,989,800
2010	$14,425,000	$24,190,000	$(1,875,000)	74	125	2.5	$(62,500)	$(37,500)	$(25,000)	$-	24,127,500	24,152,500	22,290,000
2011	$15,687,500	$39,877,500	$(3,000,000)	75	200	4.0	$(100,000)	$(60,000)	$(40,000)	$24,306,480	64,083,980	64,123,980	61,143,980
2012	$16,070,000	$55,947,500	$(4,140,000)	76	276	5.5	$(138,000)	$(82,800)	$(55,200)	$48,743,640	104,553,140	104,608,340	100,495,940
2013	$31,955,000	$87,902,500	$(6,360,000)	148	424	8.5	$(212,000)	$(127,200)	$(84,800)	$89,907,840	177,598,340	177,683,140	171,365,540
2014	$35,475,000	$123,377,500	$(8,910,000)	170	594	11.9	$(297,000)	$(178,200)	$(118,800)	$131,072,040	254,152,540	254,271,340	245,420,740
2015	$31,677,500	$155,055,000	$(11,490,000)	172	766	15.3	$(383,000)	$(229,800)	$(153,200)	$146,100,240	300,772,240	300,925,440	289,512,040
2016	$32,060,000	$187,115,000	$(14,085,000)	173	939	18.8	$(469,500)	$(281,700)	$(187,800)	$171,713,520	358,359,020	358,546,820	344,555,720
2017	$24,877,500	$211,992,500	$(16,065,000)	132	1071	21.4	$(535,500)	$(321,300)	$(214,200)	$195,758,640	407,215,640	407,429,840	391,471,940
2018	$16,337,500	$228,330,000	$(17,250,000)	79	1150	23.0	$(575,000)	$(345,000)	$(230,000)	$221,371,920	449,126,920	449,356,920	432,221,920
2019	$13,975,000	$242,305,000	$(18,315,000)	71	1221	24.4	$(610,500)	$(366,300)	$(244,200)	$229,996,800	471,691,300	471,935,500	453,742,600
2020	$13,047,500	$255,352,500	$(19,035,000)	48	1269	25.4	$(634,500)	$(380,700)	$(253,800)	$238,621,680	493,339,680	493,593,480	474,685,380
Total	$255,352,500			1,269									

Note: (1) Senior Citizen Exemption projected @ 2% of total homes built

(2) City Senior exemption is $25,000

(3) County Senior Exemption is $15,000

(4) Edinburg I.S.D. Senior Exemption is $10,000

TAX INCREMENT REINVESTMENT ZONE NO. ONE, CITY OF EDINBURG

Projected Zone Revenues

SCHEDULE D

Tax Year	Cal. Year	City Tax Rate	62% City Zone Collection	10% City Retained Collection	County Tax Rate	87% County Zone Collection	13% County Retained Collection	Annual Zone Administration	Zone Revenue Available for Developer Projects	Cumulative Zone Revenue Available for Dev. Projects
2008	2009	$0.635	$-	$-	$0.590	$-	$-	$-	$-	$-
2009	2010	$0.635	$50,645	$(11,200)	$0.590	$50,200	$(7,204)	$(100,000)	$205	$205
2010	2011	$0.635	$125,463	$(27,747)	$0.590	$124,506	$(17,994)	$(100,000)	$149,908	$150,074
2011	2012	$0.635	$333,237	$(73,697)	$0.590	$330,592	$(47,772)	$(100,000)	$503,796	$714,070
2012	2013	$0.635	$543,670	$(120,236)	$0.590	$539,250	$(77,933)	$(100,000)	$982,932	$1,697,002
2013	2014	$0.635	$923,511	$(204,235)	$0.590	$915,957	$(132,374)	$(100,000)	$1,730,402	$3,427,070
2014	2015	$0.635	$1,321,503	$(292,275)	$0.590	$1,310,760	$(189,432)	$(100,000)	$2,532,302	$5,959,432
2015	2016	$0.635	$1,564,010	$(345,853)	$0.590	$1,551,271	$(224,167)	$(100,000)	$3,015,236	$8,994,719
2016	2017	$0.635	$1,863,467	$(412,113)	$0.590	$1,848,300	$(267,117)	$(100,000)	$3,611,776	$12,606,494
2017	2018	$0.635	$2,117,521	$(468,295)	$0.590	$2,100,301	$(303,535)	$(100,000)	$4,117,822	$16,714,317
2018	2019	$0.635	$2,335,460	$(516,496)	$0.590	$2,316,435	$(334,771)	$(100,000)	$4,581,226	$21,295,211
2019	2020	$0.635	$2,452,799	$(542,445)	$0.590	$2,432,628	$(254,056)	$(100,000)	$4,788,622	$26,081,834
2020	2021	$0.635	$2,565,360	$(567,341)	$0.590	$2,544,474	$(240,943)	$(100,000)	$5,009,841	$31,091,674
2021	2022	$0.635	$2,029,500	$(561,524)	$0.590	$2,608,099	$(246,972)	$(100,000)	$5,137,587	$36,199,261
2022	2023	$0.635	$2,096,230	$(560,002)	$0.590	$2,673,252	$(253,147)	$(100,000)	$5,268,530	$41,467,792
2023	2024	$0.635	$2,782,618	$(610,804)	$0.590	$2,740,121	$(259,475)	$(100,000)	$5,402,740	$46,870,527
2024	2025	$0.635	$2,831,624	$(625,233)	$0.590	$2,808,624	$(265,962)	$(100,000)	$5,540,306	$52,410,835
2025	2026	$0.635	$2,002,477	$(641,234)	$0.590	$2,878,839	$(272,611)	$(100,000)	$5,681,310	$58,092,151
2026	2027	$0.635	$2,075,032	$(657,941)	$0.590	$2,950,810	$(279,427)	$(100,000)	$5,825,840	$63,918,000
2027	2028	$0.635	$3,049,414	$(674,390)	$0.590	$3,024,580	$(286,412)	$(100,000)	$5,973,005	$69,891,004
2028	2029	$0.635	$3,125,650	$(691,249)	$0.590	$3,100,195	$(293,573)	$(100,000)	$6,125,845	$76,017,833
2029	2030	$0.635	$3,203,791	$(708,531)	$0.590	$3,177,700	$(300,912)	$(100,000)	$6,281,491	$82,299,330
2030	2031	$0.635	$3,283,886	$(726,244)	$0.590	$3,257,142	$(308,435)	$(100,000)	$6,441,025	$88,740,356
2031	2032	$0.635	$3,365,983	$(744,400)	$0.590	$3,338,571	$(316,145)	$(100,000)	$6,604,504	$95,344,912
2032	2033	$0.635	$3,450,133	$(763,010)	$0.590	$3,422,035	$(324,047)	$(100,000)	$6,772,165	$102,117,080
2033	2034	$0.635	$3,536,386	$(782,085)	$0.590	$3,507,586	$(332,150)	$(100,000)	$6,943,972	$109,061,052
2034	2035	$0.635	$3,624,796	$(801,637)	$0.590	$3,595,270	$(340,454)	$(100,000)	$7,120,071	$116,181,123
2035	2036	$0.635	$3,715,416	$(821,678)	$0.590	$3,685,152	$(348,965)	$(100,000)	$7,300,973	$123,431,696
2036	2037	$0.635	$3,808,301	$(842,220)	$0.590	$3,777,287	$(357,690)	$(100,000)	$7,465,587	$130,967,283
2037	2038	$0.635	$3,903,509	$(863,276)	$0.590	$3,871,719	$(366,632)	$(100,000)	$7,675,227	$138,642,510
			$71,080,870	$(15,715,318)		$70,481,945	$(7,291,003)	$(2,908,000)	$136,643,610	

College Tax Rate	100% College Zone Collection	Drainage District Tax Rate	100% Drainage Dist. Zone Collection	Edinburg I.S.D. Tax Rate	100% E.I.C.D. Zone Collection	South Texas I.C.D. Tax Rate	100% S.T.I.C.D. Zone Collection
$0.155	$-	$0.041	$-	$1.445	$-	$0.039	$-
$0.155	$15,077	$0.041	$4,022	$1.445	$129,921	$0.039	$3,818
$0.155	$37,349	$0.041	$9,965	$1.445	$322,135	$0.039	$9,456
$0.155	$99,202	$0.041	$26,457	$1.445	$853,653	$0.039	$25,121
$0.155	$161,845	$0.041	$43,180	$1.445	$1,452,367	$0.039	$40,985
$0.155	$274,922	$0.041	$73,345	$1.445	$2,476,575	$0.039	$69,615
$0.155	$393,425	$0.041	$104,965	$1.445	$3,545,621	$0.039	$99,625
$0.155	$465,556	$0.041	$124,219	$1.445	$4,184,025	$0.039	$117,903
$0.155	$554,740	$0.041	$148,002	$1.445	$4,979,519	$0.039	$140,477
$0.155	$630,370	$0.041	$168,180	$1.445	$5,657,552	$0.039	$159,625
$0.155	$695,242	$0.041	$185,489	$1.445	$6,246,471	$0.039	$176,058
$0.155	$712,030	$0.041	$190,127	$1.445	$6,402,633	$0.039	$180,459
$0.155	$730,445	$0.041	$194,820	$1.445	$6,562,699	$0.039	$184,971
$0.155	$748,707	$0.041	$199,752	$1.445	$6,720,700	$0.039	$189,586
$0.155	$767,424	$0.041	$204,746	$1.445	$6,894,036	$0.039	$194,335
$0.155	$786,610	$0.041	$209,864	$1.445	$7,067,300	$0.039	$199,193
$0.155	$805,275	$0.041	$215,111	$1.445	$7,243,922	$0.039	$204,173
$0.155	$825,432	$0.041	$220,459	$1.445	$7,425,091	$0.039	$209,277
$0.155	$847,003	$0.041	$226,001	$1.445	$7,610,718	$0.039	$214,509
$0.155	$868,270	$0.041	$231,651	$1.445	$7,800,987	$0.039	$219,872
$0.155	$889,977	$0.041	$237,442	$1.445	$7,996,011	$0.039	$225,369
$0.155	$912,226	$0.041	$243,376	$1.445	$8,195,912	$0.039	$231,003
$0.155	$935,032	$0.041	$249,483	$1.445	$8,400,809	$0.039	$236,776
$0.155	$958,406	$0.041	$255,695	$1.445	$8,610,830	$0.039	$242,695
$0.155	$982,368	$0.041	$262,052	$1.445	$8,826,100	$0.039	$248,765
$0.155	$1,006,927	$0.041	$268,644	$1.445	$9,046,753	$0.039	$254,984
$0.155	$1,032,100	$0.041	$275,360	$1.445	$9,272,922	$0.039	$261,359
$0.155	$1,057,903	$0.041	$282,244	$1.445	$9,504,745	$0.039	$267,893
$0.155	$1,084,350	$0.041	$289,300	$1.445	$9,742,363	$0.039	$274,590
$0.155	$1,111,459	$0.041	$296,533	$1.445	$9,985,922	$0.039	$281,455
	$20,382,416		$5,440,612		$183,196,839		$5,163,971

* Assumes 2.5% growth from inflation after buildout is completed

** County participation rate is equivalent to $.5155 or the current M&O rate, whichever is lower.

HAWESHILLCALDERON
LLP

2500 TANGLEWILDE, SUITE 260
HOUSTON, TEXAS 77063

P.O. BOX 22167
HOUSTON, TEXAS 77227-2167

TEL: (713) 541-0447
FAX: (713) 541-9906
www.hhcllp.com

AI-11738 **7.C.**

Proclamation - "The Day of The Mirgrants"
CC REGULAR

Date: 10/21/2008
Submitted By: Roxanne De La Garza, COUNTY JUDGE
Department: COUNTY JUDGE
Agenda Area: County Judge's Office

Information

CAPTION

Proclamation recognizing October 23, 2008 as "The Day of The Migrants".

BACKGROUND

Proclamation will be presented at Commissioners' Court.

Fiscal Impact

FISCAL YEAR: **ACCT. #:**

FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

No fiscal impact.

Attachments

No file(s) attached.

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/15/2008 03:56 PM	APRV
2	Erika Reyna	Erika Reyna	10/17/2008 01:43 PM	APRV
3	Auditor's Office	Linda Fong	10/17/2008 01:46 PM	APRV
4	Purchasing Department	Marty Salazar	10/17/2008 02:45 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 03:05 PM	APRV

Form Started By: Roxanne De La Garza Started On: 10/15/2008 03:32 PM

Final Approval Date: 10/17/2008

AI-11756 **7.D.**

Resolution - Tropical Texas Behavioral Health
CC REGULAR

Date: 10/21/2008
Submitted By: Roxanne De La Garza, COUNTY JUDGE
Department: COUNTY JUDGE
Agenda Area: County Judge's Office

Information

CAPTION

Resolution honoring Tropical Texas Behavioral Health for receiving national accreditation.

BACKGROUND

Resolution will be provided at Commissioners' Court.

Fiscal Impact

FISCAL YEAR: **ACCT. #:**
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

No fiscal impact.

Attachments

No file(s) attached.

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:47 AM	APRV
2	Erika Reyna	Erika Reyna	10/17/2008 01:44 PM	APRV
3	Auditor's Office	Linda Fong	10/17/2008 01:47 PM	APRV
4	Purchasing Department	Marty Salazar	10/17/2008 02:45 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 03:05 PM	APRV

Form Started By: Roxanne De La Garza Started On: 10/15/2008 04:42 PM

Final Approval Date: 10/17/2008

AI-11806 **8.A.**

Elections- Poll Workers
CC REGULAR

Date:	10/21/2008
Submitted By:	Rosie Cantu, BUDGET & MANAGEMENT
Submitted For:	Elections Department
Department:	BUDGET & MANAGEMENT
Agenda Area:	Elections Administration

Information

CAPTION

Approval of Poll Workers and temporary positions for the November 4, 2008 General Election to include early voting.

BACKGROUND

Fiscal Impact

Attachments

No file(s) attached.

Form Routing/Status

Form Started By: Rosie Cantu	Started On: 10/17/2008 05:18 PM
Final Approval Date: 10/17/2008	

AI-11728 **9.B.**

CIHCP - HUMAN SERVICES
CC REGULAR

Date: 10/21/2008
Submitted By: Dairen Sarmiento, HEALTH & HUMAN SERVICES DEPT.
Submitted For: Dairen Sarmiento
Department: HEALTH & HUMAN SERVICES DEPT.
Agenda Area: Health & Human Services Dept.

Information

CAPTION

Indigent Health Care Program:

1. Approval to pay invoices submitted by UTMB at Galveston for health care services provided to the Indigent Health Care Program in the amount of $1,380.26 with authority for County Treasurer to issue check after review, audit and processing procedures are completed by the County Auditor.

2. Approval of 2008 interdepartmental transfer within the Indigent Health Care Program (1249) from program 004 to program 003 in the amount of $1,380.26.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1249-444-00-240-003-9-899
FUNDS AVAILABLE Y/N?: Pending **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding pending approval of interdepartmental transfer in the amount of $1,380.26.

FISCAL YEAR: 2008 **ACCT. #:** 8-1249-444-00-240-004-9-843
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Transfer from Program 004 to 003 in the amount of $1,380.26. Available balance as of 10/15/08 $186,611.70.

Attachments

Link: attestation
Link: report
Link: interdept. transfer

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/15/2008 02:46 PM	APRV

2	Manuel Chapa	Manuel Chapa	10/16/2008 08:04 AM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 10:12 AM	APRV
4	Purchasing Department	Marty Salazar	10/16/2008 01:30 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:02 AM	APRV

Form Started By: Dairen Sarmiento Started On: 10/15/2008 02:27 PM

Final Approval Date: 10/17/2008

Hidalgo County Health and Human Services Department
Indigent Health Care Program Weekly Vendor Payment Attestation

I attest that the payment amounts inputted by my staff into the Chassis software system for the Indigent Health Care Program for the vendor payments to be approved by the Commissioners' Court on 10/21 /2008 have not been previously paid. The electronic file being submitted to the County Auditor's office to process the vendor payments for the above mentioned weekly check run has been reconciled to the payment information from the Chassis software system.

In addition to physically screening all incoming invoices for duplication, I submit the following checklist of steps taken by my office to insure that duplicate payments are not being made.

Amount to be paid by the County Auditor's Office $1,380.26
(Per electronic file by the Hidalgo County Health and Human Services Department generated by CHASSIS system for payment information)

Amount to be paid (Per the Payment Itemization Report $1,380.26
from the Chassis software. The amount must agree with the total on the electronic file being provided to the Auditor's Office.)

The Hidalgo County Health & Human Services staff has compared each invoice being processed for payment this week against the vendor name, vendor number, amount, pay date, and service date, as shown on the Chassis software's "Payment Itemization Report by the reviewer. The reviewer has signed and dated page one of said report.

The report is being submitted to the Auditor's Office with the electronic file. Yes

For this week's payment, was the duplicate invoice test run on a daily Basis? (Yes or No) Yes

All possible duplicates were investigated and when appropriate were deleted from the Chassis software system before the diskette for the Auditor's Office was generated.

Dawn Guzman 10/15/08

Approved by Human Services Director Date

Complete this form on a weekly basis & send to the County Auditor's Office with the electronic file for payment.

Hidalgo County Texas

Provider Payment Itemization

10/15/2008

Home | Find | Add | Interview | Analyze | Administer | Help | Logout

Batch Record: BatchID=148 Updated 10/15/2008 2:21:32 PM by Dairen.Sarmiento

Edit

Provider Payment Itemization
Explanation of Benefits for Batch # FY09-08UTMB
10/21/2008

There are 3 total payments consisting of a total of 3 payment lines. The Billed total is $3,943.60; the Paid total is $1,380.26; the difference is $2,563.34. You may also view results in Client Itemization, Accounting Itemization, Health Care Services Record, or Excel®.

The following Providers have payments in this itemization:

1. UTMB AT GALVESTON (View Payment Itemization) (List Batch Payments)

PAYMENTID	MR#	ACCT #	PROVIDER	PROVIDER TAXID	PROGRAM	SERVICE START	BILLED	PAID	BATCH	STATUS	ICD CODE	DIAGNOSES
196987	902983	20010756297	UTMB AT GALVESTON	244694	Hidalgo CIHCP	8/27/2008	$3,220.60	$1,127.21	FY09-08UTMB	paid	0	No ICD Codes on claim
196984	014185	20010720138	UTMB AT GALVESTON	244694	Hidalgo CIHCP	8/15/2008	$518.00	$181.30	FY09-08UTMB	paid	0	No ICD Codes on claim
196983	510036	20010632462	UTMB AT GALVESTON	244694	Hidalgo CIHCP	8/8/2008	$205.00	$71.75	FY09-08UTMB	paid	0	No ICD Codes on claim
							$3,943.60	$1,380.26				

DATE: October 16, 2008

AI#11728

DEPARTMENT HEAD: Valde Guerra

DEPARTMENT NAME: Department of Budget & Management for Indigent Health Care Program

ACCOUNT NUMBER: 8-1249-444-00-240-00X-9- XXX

SUBJECT: Interdepartmental Transfer/s in Accordance with Local Government Code Chapter 111, Subchapter C.

Honorable Commissioners' Court of Hidalgo County:

I would like to request the following Inter-departmental transfer/s (transfer in/out) (increase/decrease) in accordance with Local Government Code, Chapter 111, Subchapter C.

INCREASE / DECREASE ACCOUNT NUMBER	ACCOUNT (OBJECT) NAME	AMOUNT
FROM		
8-1249-444-00-240-004-9- 843	UPL FY 2008-2009 - AID TO NONGOVT AGENCY	(1,380.26)
TO		
8-1249-444-00-240-003-9- 899	INDIGENT FY 2008-2009- CONTINGENCY	1,380.26
TOTAL BUDGET INCREASE (DECREASE)		0.00

REASON: Transfer needed to fund UTMB at Galveston in the amount of $1,380.26

SIGNATURE

COMMISSIONERS COURT

/ /

DATE

ATTEST, COUNTY CLERK

AI-11763 **9.C.**

Fuel Purchase

CC REGULAR

Date: 10/21/2008
Submitted By: Josie Escalante, HEALTH & HUMAN SERVICES DEPT.
Submitted For: Eddie Olivarez
Department: HEALTH & HUMAN SERVICES DEPT.
Agenda Area: Health & Human Services Dept.

Information

CAPTION

Presentation for discussion, consideration and approval of claim from Irene Vargas in the amount of $50.69 (Transaction#35734) for fuel purchased on 10/02/08 for the HD-34 county van with authority for county auditor to issue payment after review, audit, and processing procedures are completed.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-441-00-340-001-0-682
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available balance as of 10-16-08 $2,605.74.

Attachments

Link: Irene Vargas

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:50 AM	APRV
2	Manuel Chapa	Manuel Chapa	10/16/2008 09:01 AM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 10:14 AM	APRV
4	Purchasing Department	Marty Salazar	10/16/2008 02:19 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:03 AM	APRV

Form Started By: Josie Escalante — Started On: 10/15/2008 04:58 PM

Final Approval Date: 10/17/2008

HIDALGO COUNTY AUDITOR'S OFFICE
HIDALGO COUNTY, TEXAS

PURCHASE AFFIDAVIT

THE STATE OF TEXAS

COUNTY OF HIDALGO

I, Irene Vargas, do hereby state that the item(s) listed on the invoice(s) named below
PURCHASER'S NAME
were purchased for the exclusive use of Hidalgo County:

INVOICE NO.	DATE	AMOUNT	NAME OF COMPANY
TP4857057Y-001	10/2/08	$50.64	Stripes # 9145
	Fuel card did not work because clerk turned pump from inside. - fueled HO-34		
TOTAL		50.69	

I further state that I was authorized to make such a purchase(s). Acct# 8-1100-441.00-340-351.0.682

I therefore request reimbursement of this invoice (these invoices) from Hidalgo County and that payment be made payable to me.

SIGNATURE: Irene B. Vargas

TITLE: Imm/Pics Outreach Specialist
PERSON MAKING PURCHASE

Before me Aleida Gutierrez, a Notary Public, appeared Irene B. Vargas and on her oath deposed and stated that the foregoing facts as set forth in the above request for expense reimbursement are true and correct in every respect. H_ / She further stated h_ / she requested payment of the same.

(SEAL)

Aleida Gutierrez
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

ALEIDA GUTIERREZ
Notary Public
STATE OF TEXAS
My Com. Exp. 12-15-2010

APPROVAL: DEPARTMENT HEAD

APPROVAL: COUNTY AUDITOR

COUNTY AUDITOR'S FORM: MCJR-CA-004
REVISED: 01/01/2001

Welcome To
Stripes # 9145
2626 South Sugar Road
Edinburg Texas 78539
(956) 380-1475

#34
Odometer
026565

TP48570519-001 PCC 9145
2626 S SUGAR RD
EDINBURG TX 78539

Descr.	qty	amount
UNLD CA #12	16.149G	50.69
	@ 3.139/ G	
	Sub Total	50.69
	Tax	0.00
TOTAL		50.69
	CHECK $	50.69

THANK YOU

REG# 0003 CSH# 005 DR# 01 TRAN# 35734
10/02/08 15:36:36 ST# 9145

#031755

Hidalgo County Health & Human Services
Fuel Log

10/08 #031755

Date	Purpose of Purchase	Merchant Name	Gallons Purchased	Name of Purchaser	Total Amount of Purchase	Odometer Reading
10/2/08	Fillup	Stripes / Valero	16.149	Irene G. Vargas	$50.69	026565

LOGIN SHEET FOR VEHICLE FROM LOCATION TO LOCATION PLEASE WRITE IN MILEAGE

	DATE/TIME	START MILEAGE	FROM LOCATION	END MILEAGE	TO LOCATION	REASON	VEHICLE USED BY / SIGN
1	10/2/08 3:30	26560	C.O. 1304 S. 25th - Edbg.	26565	Stripes / Valero Canton / Edinburg	Gas up	#34 / J. Vargas
2	10/2/08 4:00	26565	Stripes / Valero Canton / Edbg.	26568	C.O. 1304 S. 25th - Edbg.	Return	#34 / J. Vargas
3	10/3/08 6:30 am	26568	C.O. 1304 S. 25th Edbg.	26580	McAllen Embassy Suites	Deputies & Inmates	#34 / J. Vargas
4	10/3/08 4:00 pm	24580	McAllen Embassy Suites	26591	C.O. 1304 S. 25th Edbg.	Return	#34 / J. Vargas
5							
6							
7							
8							
9							
10							
11							
12							
13							
14							
15							
16							
17							
18							

AI-11704 **10.A.**

Contract - Solar Lighting proj. - Pct. # 1
CC REGULAR

Date: 10/21/2008
Submitted By: Estella Webber, URBAN COUNTY
Department: URBAN COUNTY
Agenda Area: Urban County

Information

CAPTION

The Urban County Program is requesting approval of a best and final negotiated contract with TEDSI Infrastructure Group in the amount of $ 26,230.00 utilizing Year 15-19 (2002 - 2006) funds for a Street Improvements (Solar Lighting) Project for the Hidalgo County Precinct No. 1 area.

BACKGROUND

TESDI has submitted a best and final offer for professional engineering services for the purchase and installation of solar lighting project for areas within the Hidalgo County Precinct No. 1. TESDI Infrastructure Group, was the highest rated firm by Commissioner's Court. Contract approval in the amount of $26,230.00 is being requested. See attached scope of services.

Contract Amount: $ 26,230.00
Funds Available: $ 47,125.84 (2002 - 2006 FY 15-19)

Fiscal Impact

FISCAL YEAR: **ACCT. #:** Urban County funds
FUNDS AVAILABLE Y/N?: yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Urban County funds will be utilized for this project.

Contract Amount: $26,230.00
Funds Available: $47,125.84 (2002-2006 FY 15-19)

Attachments

Link: project proposal fee
Link: engineering services
Link: backup

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:39 AM	APRV
2	Veronica Lopez	Veronica Lopez	10/16/2008 02:07 PM	APRV

3	Auditor's Office	Linda Fong	10/17/2008 01:50 PM	APRV
4	Dina Trevino		10/17/2008 06:10 PM	NEW

Form Started By: Estella Webber

Started On: 10/14/2008 03:55 PM

Final Approval Date: 10/17/2008

ILLUMINATION DESIGN SERVICES FEE PROPOSAL FOR PHASE I October 2008	
TASK 1.0 DESIGN	$23,000.00
TASK 2.0 CONSTRUCTION MANAGEMENT SERVICES	$3,230.00
TOTAL PROJECT FEE	$26,230.00

TEDSI INFRASTRUCTURE GROUP

Consulting Engineers
1201 E. Expressway 83 ♦ Mission, Texas 78572

October 14, 2008

Commissioner Sylvia Handy
Hidalgo County Precinct 1
1902 Joe Stevens
Weslaco, Texas 78596

RE: Engineering Services Proposal
Solar Powered Roadway Lighting and Poles for Colonias in Hidalgo County Precinct No. 1

Dear Commissioner Handy:

TEDSI Infrastructure Group (TEDSI) is pleased to submit this proposal to Hidalgo County Precinct No. 1 for services relating to the ***Solar Powered Roadway Lighting and Poles for Colonias*** project.

TEDSI will perform these services as detailed in the attached **"Exhibit A" – Scope of Services.**

COMPENSATION

TEDSI's best and final offer to complete the tasks mentioned above is a total lump sum fee of $26,230.00.

I can assure you of our personal service, total commitment and timely response towards you on this Project. Thank you for your consideration.

If you have any questions or require additional information, please do not hesitate to call.

Sincerely,

TEDSI INFRASTRUCTURE GROUP

Eric R. Dietrich, P.E., P.T.O.E.
Project Manager

EXHIBIT "A"

SCOPE OF SERVICES

PROJECT DESCRIPTION

This project is to provide location layout plans, specifications, and construction cost estimates for the installation of 21 solar powered roadway lighting fixtures mounted on wood poles along the internal streets of colonias Agua Dulce, Las Palmas and Mel C. Gray located within Hidalgo County Precinct No. 1. The Engineer will also provide construction support services for this project.

The work to be furnished by the Engineer shall consist of management and general engineering services for **SOLAR POWERED ROADWAY LIGHTING AND POLES FOR COLONIAS IN HIDALGO COUNTY PRECINCT No. 1.**. The work shall be developed in accordance with the Owner and applicable design standards and in a format acceptable to the owner, and reviewing agencies.

The Engineer shall render specific management and engineering services for the development of the Project and fulfillment of this Agreement as follows:

I. DESIGN PHASE – DESIGN AND PLANS, SPECIFICATIONS, AND ESTIMATES (PS&E) FOR SOLAR POWERED ROADWAY LIGHTING AND POLES FOR COLONIAS IN HIDALGO COUNTY PRECINCT No. 1.

II. CONSTRUCTION PHASE – CONSTRUCTION MANAGEMENT AND SUPPORT

I. DESIGN PHASE SERVICES

Final Design and Plans, Specifications & Estimates

The Engineer will develop the final design and prepare contract drawings, specifications and estimates for construction of the Project or portions of the Project as authorized by the Owner.

All final plan sheets will be developed by the Engineer on reproducible, 4 mil, double-matte, white, opaque film.

The Engineer shall prepare graphic files that can be reviewed and plotted utilizing Microstation/AutoCAD, software. The graphic files submitted must be compatible with Microstation Cad System without conversion or modification and must plot consistent with reproducible plots submitted.

Specifications. The Engineer shall use Hidalgo County Specifications. Other specifications may be developed by the Engineer.

Estimates. The Engineer will prepare detailed cost estimates and proposals of authorized construction, which will include summaries of bid items and quantities based on the unit price system of bidding.

All plots and graphic media provided by the Engineer, as a result of this Agreement, shall be delivered to the Owner. Final payment for plan sheet documents and/or associated, applicable engineering files will not be made until the files furnished by the Engineer have been demonstrated to be useable in the formats described above and herein.

Services for DESIGN AND PLANS, SPECIFICATIONS AND ESTIMATES by the Engineer will include the following:

1) The Engineer will prepare a project location map for each colonia and a detail drawing to clarify any construction requirements of the plan drawings with the Engineer's seal, signature and date.

PS&E Supporting Documents

1) Specifications List and general Notes. The Engineer will prepare an applicable specification list, as well as any general notes that may be applicable to PS&E submission.

2) Estimates. The Engineer will prepare detailed cost estimates and proposals of authorized construction, which will include summaries of bid items and quantities based, insofar as practicable, on the unit price system of bidding.

II. CONSTRUCTION PHASE SERVICES

Construction Management and Support

The Engineer will provide engineering and support services for and during the construction of the Project or portions of the Project approved by the Owner. Specific services for CONSTRUCTION MANAGEMENT AND SUPPORT by the Engineer will include the following:

Construction Bidding

1) The Engineer will furnish to the Owner the necessary copies of approved plans, specifications, notices to bidders, and proposals as prepared under PS&E.

2) The Engineer will coordinate and conduct a Pre-Bid Conference for prospective bidders.

3) The Engineer will assist Owner the tabulation of bids, recommendations to the Owner as to the proper action on all bid proposals received, and the preparation of formal contract documents for the award of each construction contract.

Construction Contract Administration

4) In general, the Engineer will provide the management and engineering support/data required for consultation and advisement to the Owner and act as the Owners representative as provided in the General Condition of the Construction Contract.

5) The Engineer will coordinate and conduct a pre-construction conference.

6) Defects and Deficiencies. The Engineer will use his best efforts to protect the Owner against defects and deficiencies in the work of the Contractor. The Engineer will promptly notify the Owner of any such defect or deficiency, and take all steps possible to require the Contractor to correct the defect or deficiency.

7) Contractor Payment. The Engineer will verify quantities, in accordance with the construction contract specifications, of those items of work accepted and conforming to the construction contract specifications, for the preparation of the monthly and final estimates for payment to the Contractor.

8) The Engineer will provide a monthly visit by the Project Engineer or a representative of the Engineer to the site of construction for the purpose of monitoring the Contractor's progress and conformance to the construction contract plans and specifications.

Miscellaneous Technical Activities

9) Shop Drawings. The Engineer will review and check all shop or working drawings furnished by the Contractor.

10) Change Orders. When applicable the Engineer will prepare the engineering data, including plan sheet drawings, specifications, and estimates, for the preparation of construction contract change orders, which may be required due to actual field conditions encountered or new requirements directed by the Owner.

Services to be Provided by the Owner

The following provides an outline of the services to be provided by the **Owner** in the development of the **SOLAR POWERED ROADWAY LIGHTING AND POLES FOR COLONIAS IN HIDALGO COUNTY PRECINCT No. 1.**

The **Owner** will provide to the **Engineer** the following:

1) Authorization to the Engineer to begin work.

2) Payment for work performed by the engineer.

3) Assistance to the Engineer, as necessary, to obtain required data and information from other local, regional, and state agencies that the Engineer cannot easily obtain.

4) Provide any available relevant data that may on file concerning the Project.

5) Provide timely review and decisions in response to the Engineers request for information and/or submittals and deliverables.

6) Attend and participate in progress meetings as required and as coordinated and conducted by the Engineer.

7) Advertise and award, as assisted and recommended by the Engineer, construction contracts for the PS&E developed by the Engineer.

8) Attend pre-bid and pre-construction conferences coordinated and conducted by the Engineer.

9) Review and approve monthly and final estimates, developed by the Engineer, for payment to the Contractor. Compensate and pay the Contractor for work performed as identified in the approved monthly and final estimates.

10) Provide assistance to Engineer where necessary and possible with Owner information/resources to ensure project is completed within timely/efficient basis.

ILLUMINATION DESIGN SERVICES
FEE PROPOSAL FOR PHASE I
October 2008

TASK 1.0 DESIGN	$23,000.00
TASK 2.0 CONSTRUCTION MANAGEMENT SERVICES	$3,230.00
TOTAL PROJECT FEE	$26,230.00

COUNTY of HIDALGO

AI - 11704

SYLVIA S. HANDY
County Commissioner, Pct. 1
1902 Joe Stephens Ave.
Weslaco, TX 78596
(956) 968-8733

October 14, 2008

Mrs. Lupita Garcia
Urban County Program
1916 Tesoro Blvd.
Pharr, Texas 78577

Re: Colonia Solar lights Project – Scope of Service

Dear Mrs. Garcia:

Pct. 1 is requesting Hidalgo County Commissioner Court accept the contract for the Colonia Solar Lights professional services with TEDSI Infrastructure Group in the amount of $26,230.00

Pct. 1 is requesting this item be placed on the October 21, 2008 Hidalgo County Commissioners Court Agenda.

If you need additional information, please contact Juan J. Ybarra, Pct. 1 CDBG Coordinator at (956) 968-8733.

Sincerely,

Joseph Palacios
Chief Administrator, Pct. 1

OCT 16

AI-11786 **10.B.**

Pct. #1 - grant application
CC REGULAR

Date: 10/21/2008
Submitted By: Estella Webber, URBAN COUNTY
Department: URBAN COUNTY
Agenda Area: Urban County

Information

CAPTION

Hidalgo County Precinct No. 1 is requesting authorization to submit a grant application to Border Environmental Corporation Commission for the Water and Waste Water Plants in the cities of Edcouch, Elsa and La Villa.

BACKGROUND

Hidalgo County will submit applications for the Regional Waste Water Treatment Plant for the Cities of Edcouch, Elsa and La Villa. The Water Treatment Plant in the City of Elsa, Water Treatment Plant in the city of Edcouch, Water Treatment Plant in the City of La Villa, Waste Water Treatment Plant in the City of Elsa, Waste Water Treatment Plant in the City of Edcouch, and Waste Water Treatment Plant in the City of La Villa.

Fiscal Impact

Attachments

Link: water & waste water plants

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 07:45 AM	APRV
2	Veronica Lopez	Veronica Lopez	10/17/2008 08:33 AM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW
Form Started By: Estella Webber			Started On: 10/16/2008 05:07 PM	
Final Approval Date: 10/17/2008				

1

COUNTY of HIDALGO

SYLVIA S. HANDY
County Commissioner, Pct. 1
1902 Joe Stephens Ave.
Weslaco, TX 78596
(956) 968-8733

October 14, 2008

Mrs. Lupita Garcia
Urban County Program
1916 Tesoro Blvd.
Pharr, Texas 78577

Re: Regional Waste Water Treatment Plant

Dear Mrs. Garcia:

Pct. 1 is requesting authorization from Hidalgo County Commissioner Court to submit grant applications to Border Environmental Cooperation Commission for the Water and Waste Water Plants:

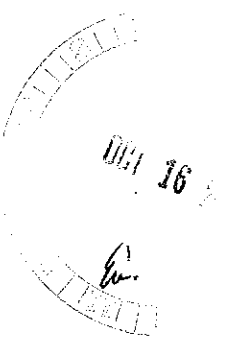
1. Regional Waste Water Treatment Plant for the Cities of Edcouch, Elsa and/or La Villa.
2. Water Treatment Plant in the City of Elsa
3. Water Treatment Plant in the City of Edcouch
4. Water Treatment Plant in the City of La Villa
5. Waste Water Treatment Plant in the City of Elsa
6. Waste Water Treatment Plant in the City of Edcouch
7. Waste Water Treatment Plant in the City of La Villa

Pct. 1 is requesting this item be placed on the October 21, 2008 Hidalgo County Commissioners Court Agenda.

If you need additional information, please contact Juan J. Ybarra, Pct. 1 CDBG Coordinator at (956) 968-8733.

Sincerely,

Joseph Palacios
Chief Administrator, Pct. 1



AI-11730 **11.A.**

PLANNING DEPARTMENT

CC REGULAR

Date: 10/21/2008
Submitted By: Irma Castillo, PLANNING DEPT.
Submitted For: Raul Sesin
Department: PLANNING DEPT.
Agenda Area: Planning Department

Information

CAPTION

Cancellation of Valley Star Acres Subdivision - Pct. 4

BACKGROUND

Fiscal Impact

Attachments

Link: valley star acres_cancellation

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/15/2008 02:58 PM	APRV
2	Dale Kennan	Dale Kennan	10/15/2008 03:12 PM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 10:01 AM	APRV
4	Purchasing Department	Marty Salazar	10/16/2008 01:30 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:02 AM	APRV

Form Started By: Irma Castillo — Started On: 10/15/2008 02:44 PM

Final Approval Date: 10/17/2008

PLANNING DEPARTMENT
County Of Hidalgo

Raul E. Sesin, P.E., CFM
PLANNING ADMINISTRATOR

MEMORANDUM

To: Hidalgo County Commissioner's Court

From: Raul E. Sesin, P.E., C.F.M., Planning Administrator

Date: October 8, 2008

Re: Cancellation of Valley Star Acres Subdivision

Xc: T.J. Arredondo, Planning Supervisor

As per Texas Local Government Code 232.008, we are requesting approval from the Court to cancel the above mentioned subdivision including all dedicated streets, easements, and lots. The tract shall revert to its original metes and bounds description minus the dedicated right-of way along Owassa Road and the H.C.W.C. I.D. No.2 drain ditch easement(see exhibit "A").

Our department is recommending approval of the cancellation due to the fact that at no time was this subdivision developed. Also, the owner's do not wish to ever develop the property as such and have petitioned to have the property revert to a raw tract of land as described above.

You may contact me at (956) 318-2840 if you have any questions regarding this correspondence.

Thank You.

* * * END OF MEMORANDUM * * *

956-789-0100 cell
956-778-4510 cell

TO
THE COMMISSIONER'S COURT
COUNTY OF HIDALGO
STATE OF TEXAS

THE UNDERSIGNED HEREBY REQUEST THAT THE TRACT OF LAND KNOWN AS VALLEY STAR ACRES SUBDIVISION, AS RECORDED IN VOL.22, PG. 8 OF THE HIDALGO COUNTY RECORDS, BE CANCELLED AS A SUBDIVISION WITH ALL DESIGNATED ROADS & UTILITY EASEMENTS RETURNING TO THE PROPERTY OWNERS AS A NON-SUBDIVIDED ACREAGE TRACT. THE TWO OWNERS WILL THEN UNDERTAKE A SURVEY TO DIVIDE THE TRACT EQUALLY AMONGST THEMSELVES FOLLOWING ANY APPLICABLE GUIDELINES.

ALL OWNERS OF RECORD ARE SIGNED BELOW. THE UNDERSIGNED REPRESENT THAT THERE ARE NO KNOWN LIENS OR ENCUMBRANCES AS OF THE DATE OF THIS REQUEST.

NAME Ruth E. Hill family trust by Bob Hill DATE 8-22-08

ADDRESS 2200 N W 24th Fort Worth, TX

NAME Roberto Huch DATE 8-16-08

ADDRESS 814 North Border Rd Alamo Texas 78516

The Monitor, www.themonitor.com | SATURDAY, SEPTEMBER 27, 2008

LEGAL/BIDS

As per Texas Local Government Code 232.008 Cancellation of Subdivision, the County of Hidalgo is considering a request for the cancellation of Valley Star Acres Subdivision, as recorded in Vol. 22, Pg. 8 Hidalgo County Map records. This proposal would cancel the dedicated road right-of-way (Clark Street), easements, and the 23 lots recorded with said subdivision plat and revert to an original tract as described by metes and bounds and available as an exhibit upon request. Anyone interested in protesting this proposal may do so by voicing their concern at a hearing of the regular Commissioner's Court Meeting on **Tuesday, October 21, 2008, 9:30 a.m.** at 100 E. Cano, Edinburg, Tx., 78539. You may contact Raul E. Sesin, Planning Administrator at (956) 318-2840 with any questions/comments or to request above mentioned metes and bounds exhibit.

Exhibit "A"

METES AND BOUNDS DESCRIPTION

A 4.53 acre tract of land out of Lot 14, Block 51,
Alamo Land and Sugar Subdivision,
Hidalgo County, Texas
Volume 1, Page 24 Map Records
Also Being all of Lot 1 through Lot 23 and Clark Street right-of-way
Valley Acres Subdivision,
Hidalgo County, Texas
Volume 22, Page 8 Map Records

A 4.53 acre tract of land out of Lot 14, Block 51, Alamo Land and Sugar Subdivision, Hidalgo County, Texas as per map recorded in Volume 1, Page 24 Map Records and being all of Lot 1 through Lot 23 and Clark Street right-of-way out of Valley Acres Subdivision, Hidalgo County, Texas as per map recorded in Volume 22, Page 8 Map Records; Said 4.53 acre tract of land being more particularly described by metes and bounds as follows:

Commencing at a Southeast corner of Lot 14, Block 51, Alamo Land and Sugar Subdivision, **THENCE;** North 81 Degrees 35 Minutes West with the South line of said Lot 14, Block 51 and centerline of Owassa Road, a distance of 705.80 feet to a point for the Southeast corner of said Valley Acres Subdivision and this tract of land and the **POINT OF BEGINNING;**

THENCE; North 81 Degrees 35 Minutes 00 Seconds West with the South line of said Lot 14, Block 51 and Valley Acres Subdivision and centerline of Owassa Road, a distance of 246.37 feet to a point for the Southwest corner of said Valley Acres Subdivision and this tract of land;

THENCE; North 08 Degrees 25 Minutes 00 Seconds East at a distance of 30 feet pass a point on the North right-of-way line of Owassa Road, continuing with the West line of Lot 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11 and 12 Valley Acres Subdivision at a total distance of 959.80 feet to a point for the Northwest corner of Lot 12, Valley Acres Subdivision and the Northwest corner of this tract of land;

THENCE; South 48 Degrees 25 Minutes 09 Seconds East with the North line of Lot 12 and the North line of Lot 13 Valley Acres Subdivision, a distance of 294.31 feet to a point for the Northeast corner of said Lot 13 Valley Acres Subdivision and the Northeast corner of this tract of land;

THENCE; South 08 Degrees 25 Minutes 00 Seconds West with the East line of Lot 13, 14, 15, 16, 17, 18, 19, 20, 21, 22 and 23 Valley Acres Subdivision, a distance of 768.80 feet pass a point on the North right-of-way line of Owassa Road continuing at a total distance of 798.80 feet to the **POINT OF BEGINNING**; Said tract of land containing 4.53 acres of land more or less.

AI-11741 **12.A.**

Approval of Payment - Mile 2 West
CC REGULAR

Date: 10/21/2008
Submitted By: Sandra Garcia, RIGHT OF WAY DEPT.
Submitted For: Joe Pena
Department: RIGHT OF WAY DEPT.
Agenda Area: Right of Way

Information

CAPTION

1. Consideration and approval to purchase a certain tract of land described as Parcel # 105 Mile 2 West Road Project.
2. Consideration and approval to purchase a certain tract of land described as Parcel # 106 Mile 2 West Road Project.
3. Consideration and approval to purchase a certain tract of land described as Parcel # 129 Mile 2 West Road Project.
4. Consideration and approval to purchase a certain tract of land described as Parcel # 160 Mile 2 West Road Project.
5. Consideration and approval to purchase a certain tract of land described as Parcel # 161 Mile 2 West Road Project.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 8 **ACCT. #:** 8-1315-126-20-000-009-0-000
FUNDS AVAILABLE Y/N?: n/a **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

FISCAL YEAR: 8 **ACCT. #:** 8-1315-431-00-121-040-0-711
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

pending appropriation of SIB Loan proceeds on 10/28/08.

Attachments

Link: Parcel 105 Tabulation of Value
Link: Parcel 105 Appraisal
Link: Parcel 105 Counter Offer
Link: Parcel 106
Link: Parcel 129
Link: Parcel 160

Link: Parcel 161

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:39 AM	APRV
2	Dale Kennan	Dale Kennan	10/16/2008 09:45 AM	APRV
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4	Purchasing Department	Marty Salazar	10/16/2008 02:02 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:02 AM	APRV

Form Started By: Sandra Garcia Started On: 10/15/2008 03:59 PM

Final Approval Date: 10/17/2008

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: **105** Highway: CS ROW CSJ: **0921-02-192**

Taking Type: Partial Taking
Size of Remainder: 4.77390 Acres
Type of Property: Rural Land
Contract Fencing: Undetermined
Appraised by: Leonel, III Garza
Date Appraised: 05/31/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Rodriguez, Matias	Fee Simple	0.15010 Acres	$2,252.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$2,252.00	$1,538.00	$0.00	$0.00	$3,790.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
A	Drive	Caliche	$1,188.00	$594.00	Not Applicable
B	Landscaping	Tree	$350.00	$35.00	Not Applicable
		Total:	$1,538.00	$629.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

TABULATION OF VALUES (continued)

Parcel: **105** Highway: **CS** ROW CSJ: **0921-02-192**

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: **105** Highway: **CS** ROW CSJ: **0921-02-192**

V. Recapitulation

Date:	05/31/2007			Recommended Value
Appraiser's Name:	Leonel, III Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.15010 Acres			
VALUE FOR PARCEL	$2,252.00			$2,252.00
Land: per.	$15000.00/Acres			
Easement				
Improvements	$1,538.00			$1,538.00
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$3,790.00			$3,790.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 105 is a partial taking of 0.1501 acres out of Lot 9, Blk 118 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the west line of Mile 2 West Road. The whole property is improved land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $15,000 per acre for the subject economic unit.

Located within the partial taking are several site improvements. Said improvements are valued utilizing cost estimates from local contractors.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $3,790.00 represents current market value.

TABULATION OF VALUES (continued)

Parcel: **105** Highway: **CS** ROW CSJ: **0921-02-192**

VII. Justification and Explanation for Credit if Retained

All items are assessed a retention value.

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 105 Highway: CS ROW CSJ: 0921-02-192

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are compensable under the State law.

District Reviewing Appraiser 1/16/08 Date

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are compensable under the State law.

Contract Reviewing Appraiser Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are compensable under the State law.

Division Reviewing Appraiser Date

X. Approval of Values

County/City Representative Date

District Engineer 1/24/08 Date

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	Located along the west line of Mile 2 West Road in Hidalgo County TX.	District:	N/A	
Property Owner:	Noemi A. Rodriguez	Parcel:	105	UPDATE 04/01/08
Address of Property Owner:	RR 1 Box 194DD Mercedes, TX. 78570-9067	CSJ:	0921-01-192	
Occupant's Name:	Matias Rodriguez & Noemi A. Rodriguez	Federal Project No:	N/A	
Whole: ☐	Partial: ☑ Acquisition	Highway:	Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that, it is my opinion the total compensation for the acquisition of the herein described property is $3,790 as of May 31, 2007, based upon my independent appraisal and the exercise of my professional judgment; on February 27, 2007, and May 29, 2007(date)(s), I personally inspected in the field the property herein appraised; I afforded Noemi A. Rodriguez, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State, and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

April 1, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date 4/2/08

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within the County of Hidalgo. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the western frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 4.924 net acre tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road has been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 1.83 acres to10.0 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 9,840 square feet (0.2259 acres), in which a portion of 3,302 square feet (0.0758 acres) lies within existing road right of way, leaving a net land area to be acquired is 6,538 square feet (0.1501 acres). The proposed partial acquisition has approximately 165.00 lineal feet of frontage along the western side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a residential use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.2259	9,840
Existing ROW	0.0758	3,302
To Be Acquired (Net)	0.1501	6,538

Legal Description of The Part To Be Acquired

A 0.2259 (9,840 square feet) of an acre tract of land, more or less, of which .0758 acres lies in existing road right of way leaving a net taking of 0.1501 acres, out of a 5.00 acre tract of land out of Lot 9, Blk. 118, Campacuas Addition to the Capisallo District Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Noemi A. Rodriguez. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-118-0009-05. The subject property land assessment was indicated to be $17,038. The indicated unit assess rate for the subject property was indicated to be $3,470 per acre. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the market area of the subject property. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as if vacant and as improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential purposes based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

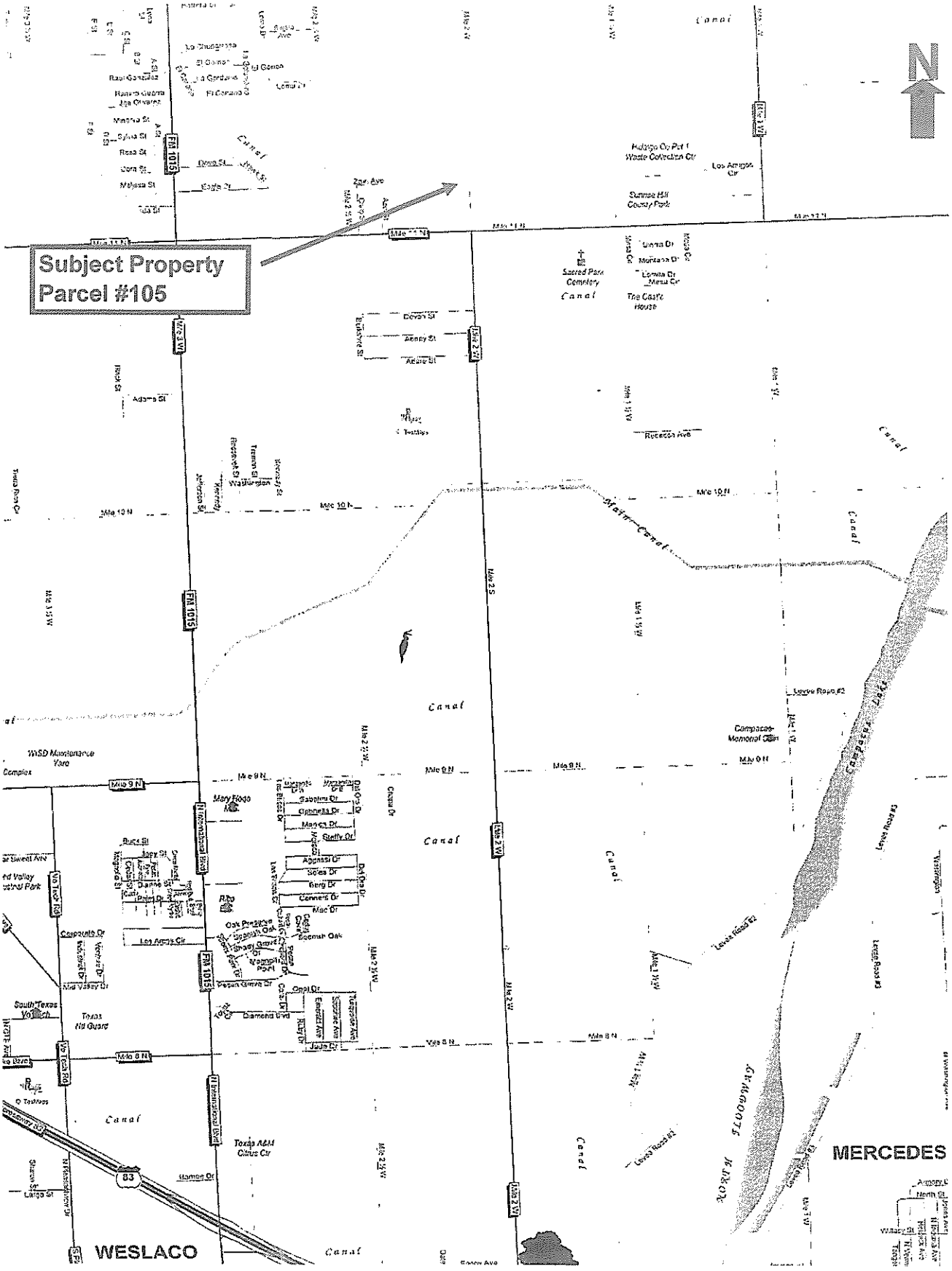
Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential retail "as if vacant" and "as improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the southern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential and commercial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a commercial use "as if vacant" and "as improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

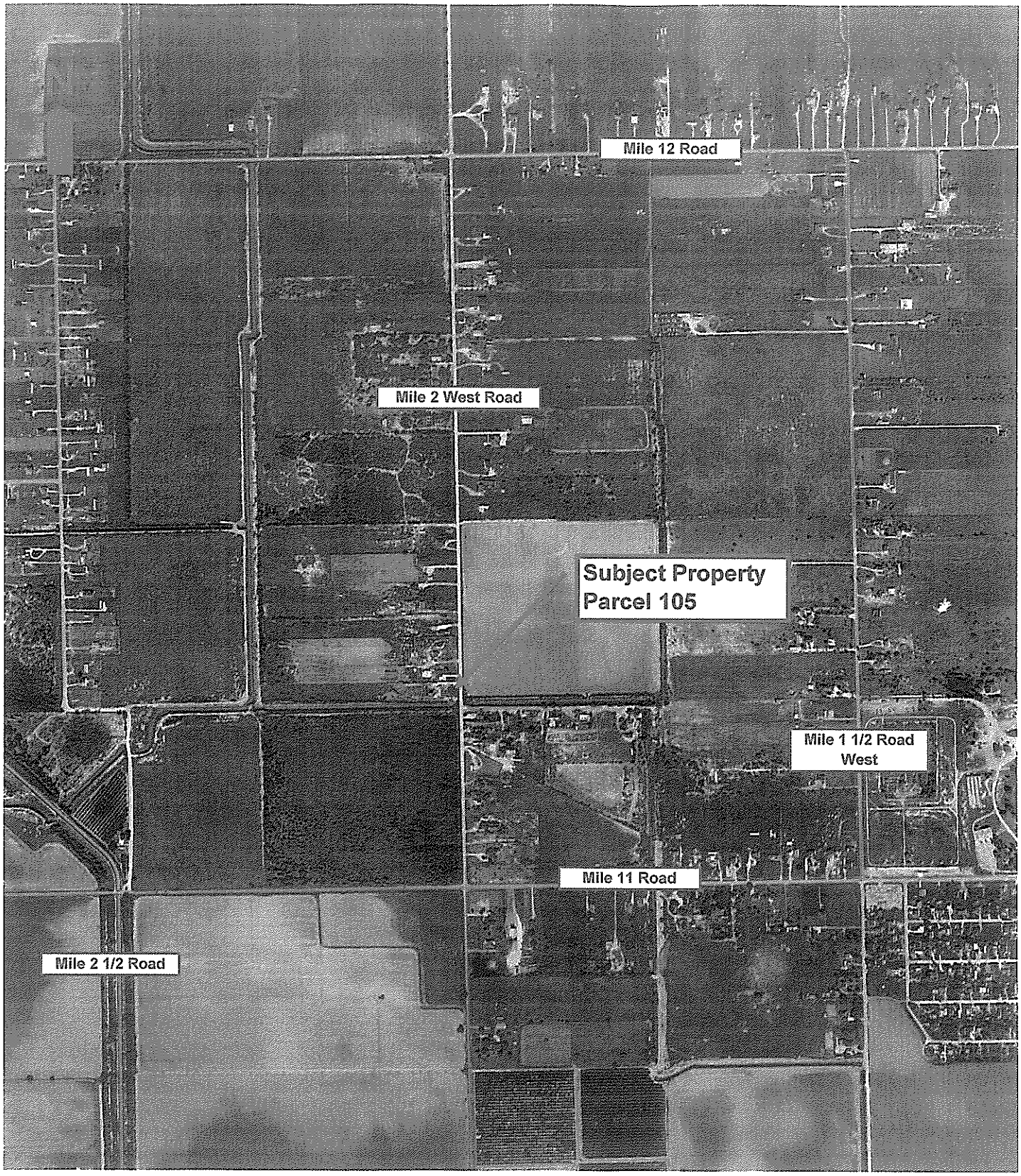
After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as if vacant" and "as improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY



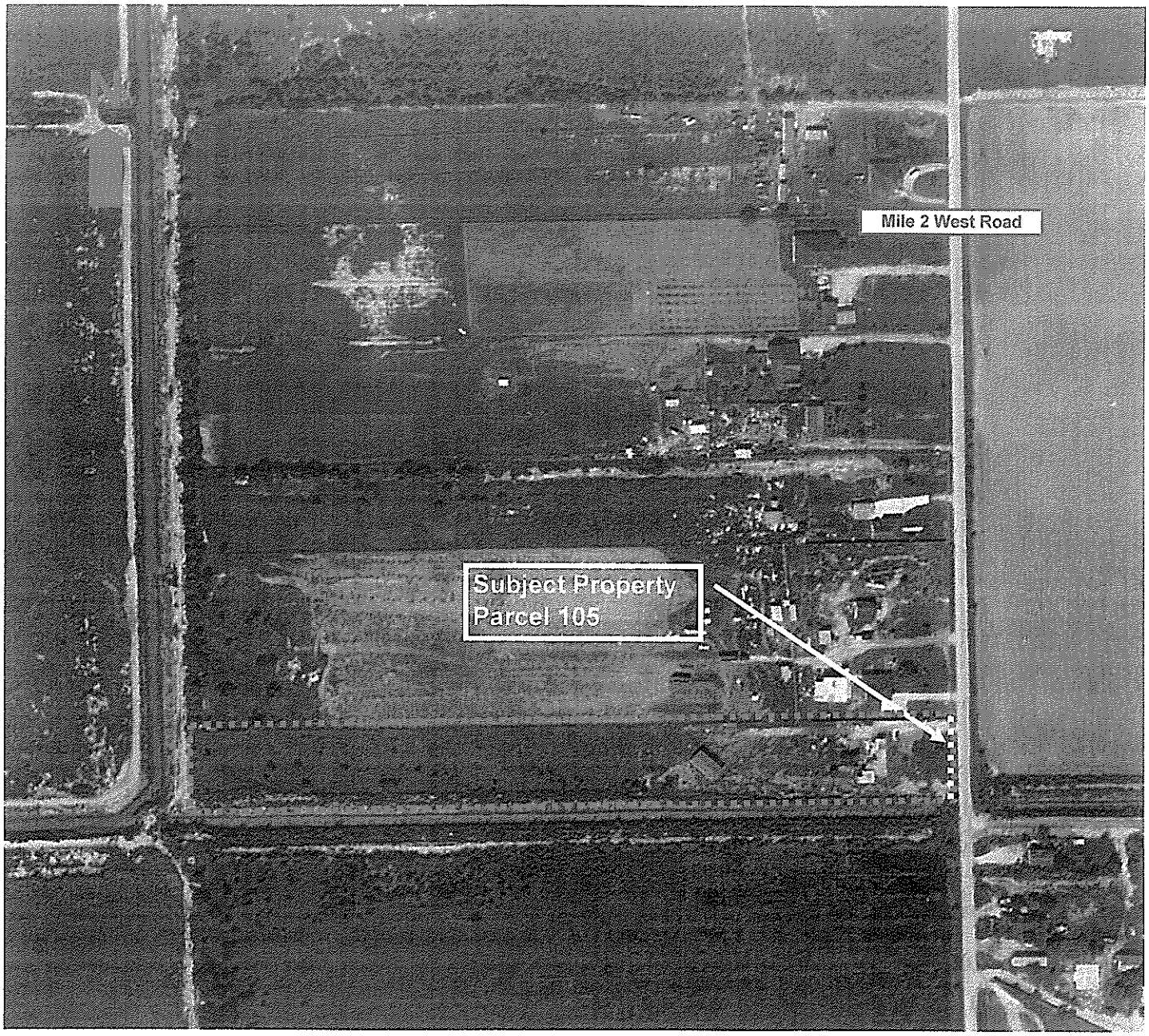
Copyright 1996-2006 TexMaps

AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)



NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD, HIGHLIGHTED IN YELLOW. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 105

Local Address: Located along the west line of Mile 2 West Road in Hidalgo County TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Western View
Photo 2: Western View

Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Additional western view of subject property taken from subject property.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

Photo 3
Northern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

Photo 4
Southern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 105

Local Address: Located along the west line of Mile 2 West Road in Hidalgo County TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 5: Mile 2 West Road R.O.W.
Photo 6: Mile 2 West Road R.O.W.

Looking: Photo 5: Northern View
Photo 6: Southern View

Photo 5
Northern view of Mile 2 West.

Photo 6
Southern view of Mile 2 West.

2. Point from which taken: Photo 7: Mile 2 West Road R.O.W.
Photo 8: Mile 2 West Road R.O.W.

Looking: Photo 7: Western View
Photo 8: Western View

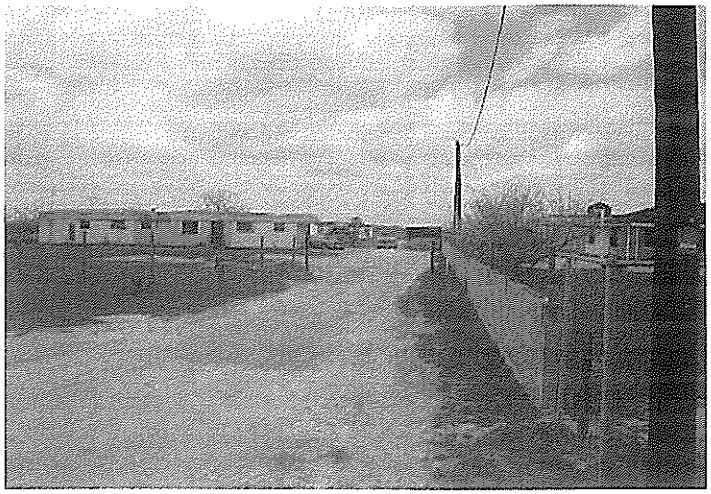


Photo 7
Western view of Caliche drive located within the part to be acquired.

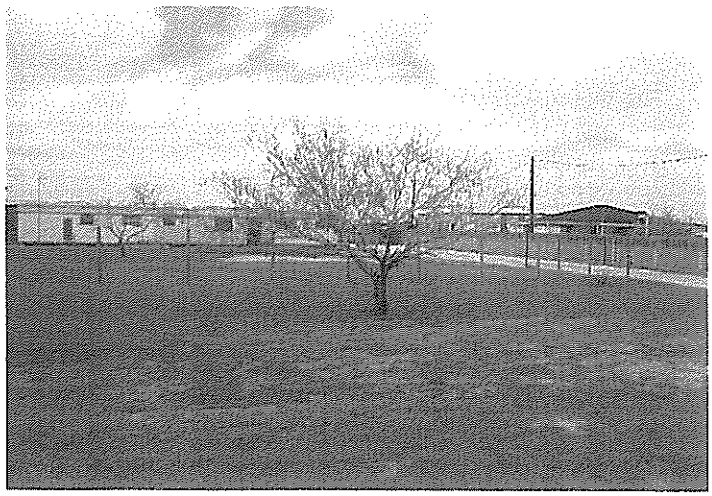


Photo 8
Western view of part to be acquired. Note: The fencing is located outside of part to be acquired.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 5.00 acres tract of land currently being utilized for residential use located along western side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.2259 acres (9,840 square feet) gross of which a portion of 0.0758 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.1501 acres (6,538 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of agricultural use, single family residential and small commercial developments. Several properties along Mile 2 West Road and the near by areas are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Matias Rodriguez and Noemi A. Rodriguez, as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Noemi A. Rodriguez. The subject property was transferred from Martin M. Rodriguez, Magdalina R. Gutierrez, Martha R. Gil, Micaela R. Mendoza, Mauricio Rodriguez, Manual Rodriguez, Mimi R. Rethaber, Melissa R. Castillo, Marly M. Rodriguez (Grantor) to Noemi A. Rodriguez (Grantee) on July 31, 2007. Therefore, the subject has been in the name of Noemi A. Rodriguez for over one (1) years.

Legal Description: (Whole Property) A 5.00 acre tract of land out of Lot 9, Blk. 118, Campacuas Addition to the Capisallo District Llano Grande Grant, Hidalgo County, Texas.

Legal Description: (Part to be Acquired) A 0.2259 (9,840 square feet) of an acre tract of land, more or less, of which .0758 acres lies in existing road right of way leaving a net taking of 0.1501 acres, out of a 5.00 acre tract of land out of Lot 9, Blk. 118, Campacuas Addition to the Capisallo District Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the on-site inspection of the subject property, no building improvements were indicated within the part to be acquired. The subject remainder contains a single family residential improvement with supporting site improvements which shall not be affected by the part to be acquired. Located within the part to be acquired are several site improvements which shall be taken as a result of the acquisition which will be itemized on page 5.0 of this report. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property. Therefore the subject property shall be valued as a residential tract of land similar to the surrounding market area.

Highest and Best Use: Residential Use

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page)

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1	Comp. No. 2	Comp. No. 3
Grantor	Martin M. Rodriguez, Magdalina R. Gutierrez, Martha R. Gil, Micaela R. Mendoza, Mauricio Rodriguez, Manual Rodriguez, Mimi R. Rethaber, Melissa R. Castillo, Marly M. Rodriguez	Reynaldo Garcia, Jr.	David Keith Brannan and Joel Collin Brannan	Telesforo Barrera and wife, Rosita R. Barrera
Grantee	Noemi A. Rodriguez	Julio C. Avila and wife, Maribel Avila	Rogelio G. Robles and wife, Guadalupe E. Robles	Maria Luisa Lopez Castrejon
Date of Sale	July 31, 2007	June 6, 2005	November 29, 2005	February 17, 2005
Unit Price	/ Ac	20,765 / Ac	5,000 / Ac	7,500 / Ac
Relative Location	Average	Superior -20%	Inferior 20%	Inferior 20%
Lot Location	Interior Tract	Interior Tract 0%	Interior Tract 0%	Interior Tract 0%
Financing	Conventional	Similar 0%	Similar 0%	Similar 0%
Conditions of Sale	Cash To Seller	Similar 0%	Similar 0%	Similar 0%
Market Conditions	Average	Similar 0%	Similar 0%	Similar 0%
Physical Characteristics	Typical of Market	Similar 0%	Similar 0%	Similar 0%
Available Utilities	Water / Electricity / Phone	Similar 0%	Similar 0%	Similar 0%
Street Access / Frontage	Mile 2 West Road	Mile 11 North Road 0%	Mile 15th North Road 0%	Mile 14 1/2 North Road 0%
Size of Tract	4.92 Ac	1.83 Ac -5%	5.00 Ac 0%	10.00 Ac 5%
Net Adjustments		Δ -25%	Δ 20%	Δ 25%
Indicated Unit Value		$ 15,574 / Ac	$ 6,000 / Ac	$ 9,375 / Ac

Estimated Unit Value of Fee Simple Area $ **15,000 / Ac**

Estimated Value by Sales Comparison Approach **(0.1501 Ac. x $ 15,000 / Acre)** **2,252**
(Includes Part To Be Acquired Only)

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 105 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Reynaldo Garcia, Jr. Grantee/Lessee: Julio C. Avila and wife, Maribel Avila

Date: June 6, 2005 Recording Information: Document# 1486507 Key Map: N/A

Address: Located along the northern side of Mile 11 Road, located east of FM 1015, Hidalgo County, Texas. Zip Code: 78501

Legal Description: All of Lot 7, Jo Mar Estates, an Addition to the City of Weslaco, Hidalgo County, Texas, according to the map recorded in Volume 30, Page 80, Map Records in the Office of County Clerk of Hidalgo County, Texas.

Confirmed Price : $ 38,000 Verified with: MLS# L99921S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 1.83 Acres or 79,715 Sf Unit Price as Vacant : $ 20,765 / Ac or $ 0.48 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Use

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information: The subject property is located on the north side of Mile 11, just east of FM 1015 in Hidalgo County, Texas. The property has 150' lineal feet of frontage along Mile 11 Road. The subject property is Lot 7 of the Jo Mar Subdivision. Jo Mar Subdivision is a residential subdivision consisting of large tracts of land with deed restrictions, limiting the minimal living area to 1,400 sq of living area.

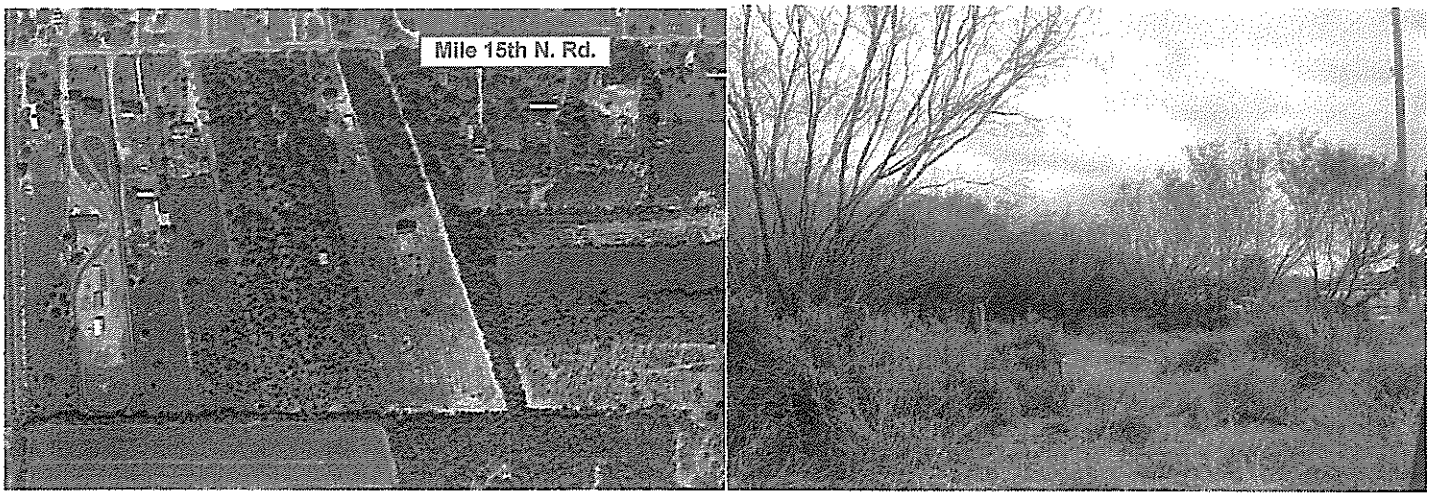
Appraiser: Leonel Garza III (Typed, not signed) January 26, 2007 Date

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 105 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: David Keith Brannan and Joel Collin Brannan Grantee/Lessee: Rogelio G. Robles and wife, Guadalupe E. Robles

Date: November 29, 2005 Recording Information: Document# 1554988 Key Map: N/A

Address: South side of Mile 15 Road, about 1/4 mile west of FM 88. Zip Code: 78539

Legal Description: A 5.00 acre tract of land out of Farm Tract Four Hundred Six (406), West and Adams Tract Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 2, Page 34-37, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 25,000 Verified with: MLS# L01077S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 5.00 Acres or 217,800 Sf Unit Price as Vacant : $ 5,000 /Acre or $ 0.11 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

The subject property is located on the south side of Mile 15, just west of FM 88 in Hidalgo County, Texas. The property has 142.66' lineal feet of frontage along Mile 15 Road. The subject property is an irregular shape tract located about one mile south of Elsa.

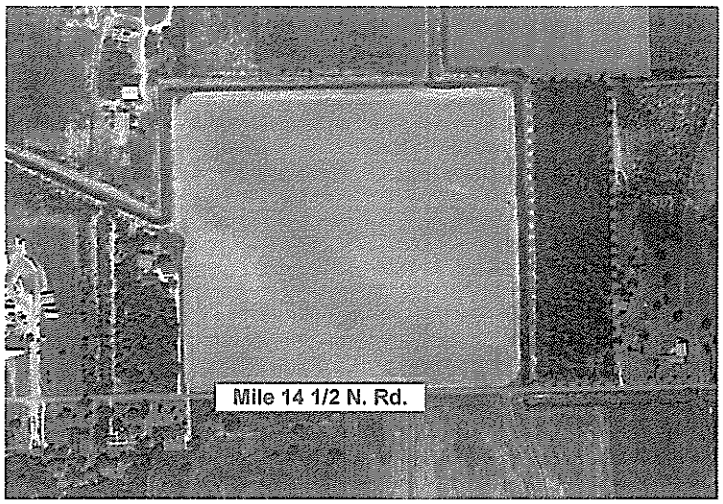
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 105 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adams Tracts Subdivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price: $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Acre or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

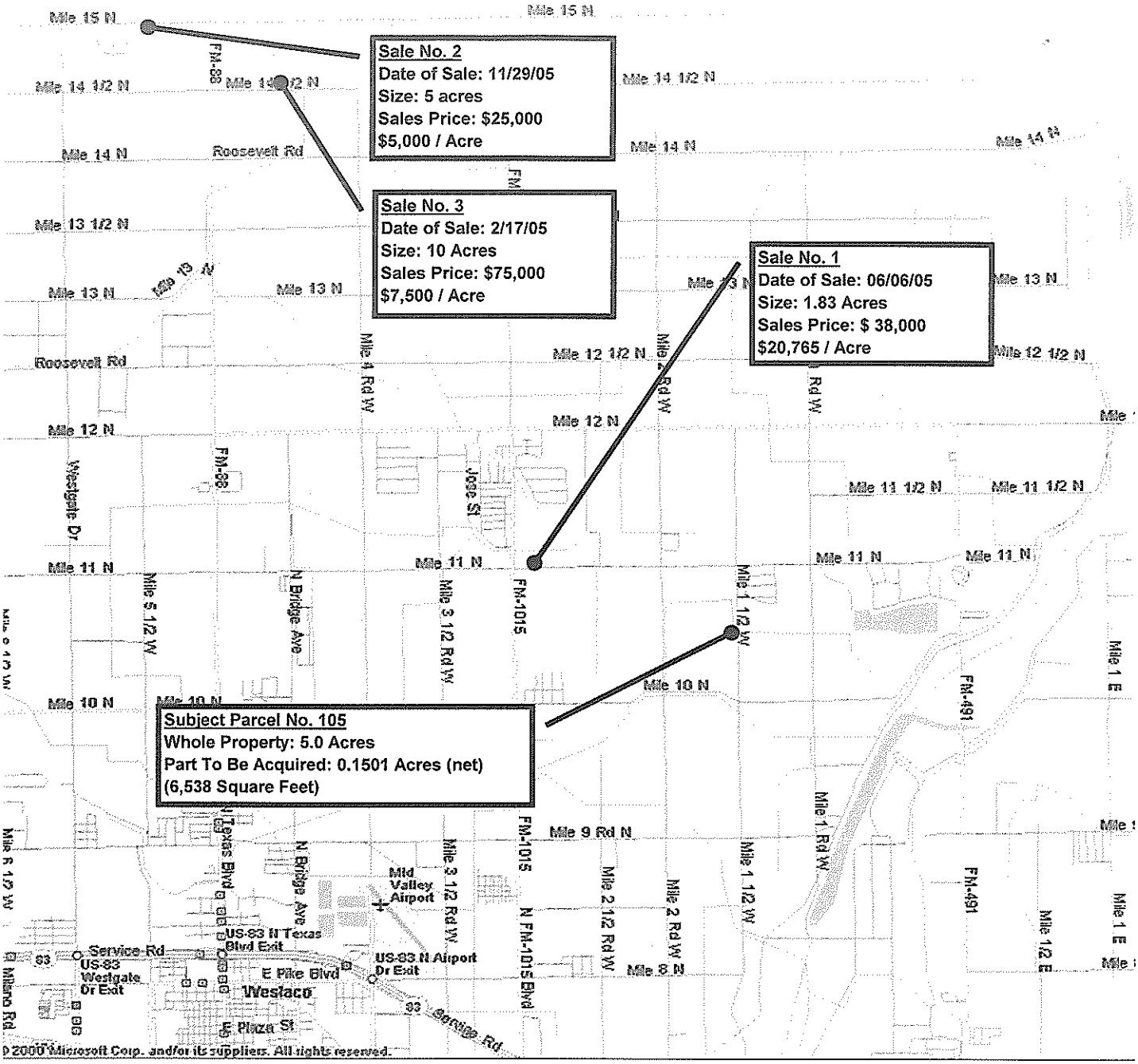
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

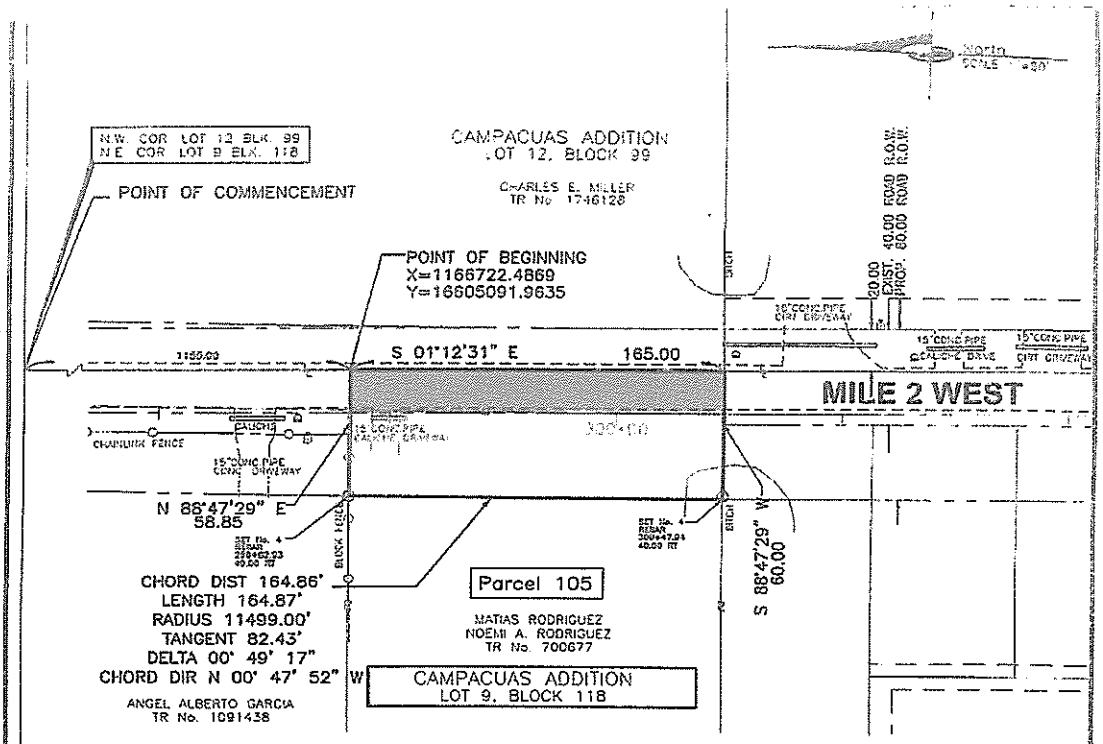
The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject properties Net acreage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



SURVEY PLAT
OF
PARCEL 105
BEING A 0.2259–ACRE TRACT OF LAND
OUT OF LOT 9, BLK 118,
CAMPACUAS ADDITION
TO THE CAPISALLO DISTRICT,
LLANO GRANDE GRANT,
HIDALGO COUNTY, TEXAS,
VOLUME 1, PAGE 2, H.C.M.R.

Notes:
1. Set indicates (1/2 inch Iron Rod) No. 4 rebar with a plastic cap marked "TEDSI".
2. Survey line locations are approximate and based on best available evidence.
3. A field note description of same date accompanies this plat.

Parcel 105

Total Acreage: 5.0000 ac.
To be Acquired: 0.2259 ac.
Exist Road R.O.W.: 0.0758 ac
Proposed Net Taking: 0.1501 ac.
Remainder Left: 4.7741 ac.
Remainder Right: NONE
Document:

The undersigned hereby certifies that this survey was made on the ground, and that the only improvements are as shown, and that there are no visible encroachments, visible overlapping, visible easements or apparent conflicts except as shown hereon

This survey substantially conforms to the Minimum Standards of Practice as approved by the Texas Board of Professional Land Surveyors.

OWNER: Matias Rodriguez and wife Noemi A. Rodriguez by virtue of Special Warranty Deed dated July 27, 1998 as recorded in the Office of the County Clerk, Hidalgo County, Texas, Document No. 700677, Official Records, Hidalgo County, Texas.

DESCRIPTION: Being a 5.0000 acre tract of land, more or less, out of Lot 9, Block 118, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, according to the map thereof recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas

MARK W. LUPHER R.P.L.S. #4537

DATE: 12-31-

TEDSI INFRASTRUCTURE GROUP

Yellow Highlight = Proposed Right-of-Way ; Green Highlight = Existing Right-of-Way

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTORS: MATIAS RODRIGUEZ AND WIFE NOEMI A. RODRIGUEZ

FIELD NOTES FOR PARCEL - 105

Being a 0.2259 (9,840 square feet) of an acre tract of land, more or less, out of a 5.0000-acre tract of land out of Lot 9, Blk. 118, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 5.0000-acre tract of land is vested to Matias Rodriguez and wife Noemi A. Rodriguez by virtue of Special Warranty Deed dated July 27, 1998, recorded under Document No. 700677, Official Records, Hidalgo County, Texas. Said 0.2259 (9,840 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 9, Blk. 118, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1 Pg. 2 of Hidalgo County Map Records, **THENCE,** S 01° 12' 31" E, a distance of 1,155.0 feet to the Northeast corner and the **POINT OF BEGINNING** with grid coordinates of X=1,166,722.4869 and Y=16,605,091.9635. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, S 01° 12' 31" E, for a distance of 165.00 feet, to a point on the East line of Lot 9, for the Southeast corner of said tract herein described;

THENCE, S 88° 47' 29" W, parallel to the North line of Lot 9, for a distance of 60.00 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Southwest corner of said tract herein described

THENCE, In a Northwesterly direction with the proposed West Right-of-Way line of said Mile 2 West and with the line of said curve to the right with an arc angle of 00° 49' 17", a radius of 11,499.00 feet, a tangent of 82.43 feet, a curve length of 164.87 feet, a chord that bears N 00° 47' 52" W and a chord length of 164.86 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for a point on the proposed West Right-of-Way line of said Mile 2 West;

THENCE, N 88° 47' 29" E, for a distance of 58.85 feet to the POINT OF BEGINNING and containing 0.2259 (9,840 square feet) of an acre of land, of which 0.0758 of an acre lies in the existing Mile 2 West Road Right of Way, and leaving a PROPOSED NET TAKING of 0.1501 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description

Mark W. Lupher – R.P.L.S. # 4637

Date: 10.31.03

Explanation of Adjustments with Reconciliation:
During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located at the along the north line of Mile 11 North Road east of FM 1015. The property was purchased for residential development. The comparable sale is located in a superior market area as the subject property and as such a downward adjustment of -20% for location is indicated. A -5% adjustment was indicated for the difference in size. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $15,574 per acre.

Sale No. 2 is located on the south line of Mile 15 North Road west of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of 20% was indicated for the sale. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $6,000 per acre.

Sale No. 3 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +5% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $9,375 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $5,000 per acre to $20,675 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $6,000 per acre to $15,574 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper range was selected, $15,000 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.1501 Acre *(6,538 square feet)*	@	$	15,000 Per Acre	$	2,252

Improvements:		
Caliche Drive (22' x 12' = 264 x $4.50/sf)	$	1,188
General Landscaping	$	350
	$	-
	$	-
	$	-
Total Improvements	**$**	**1,538**

TOTAL ESTIMATED VALUE	$	3,790
Cost To Cure Damages	$	-
Estimated Total Compensation	**$**	**3,790**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed
7. Questionnaire

Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1378375-General

Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Former Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 105
Matias Rodriguez & Noemi A. Rodriguez
RR 1 Box 194DD
Mercedes, Texas 78570-9067

To Whom It May Concern:

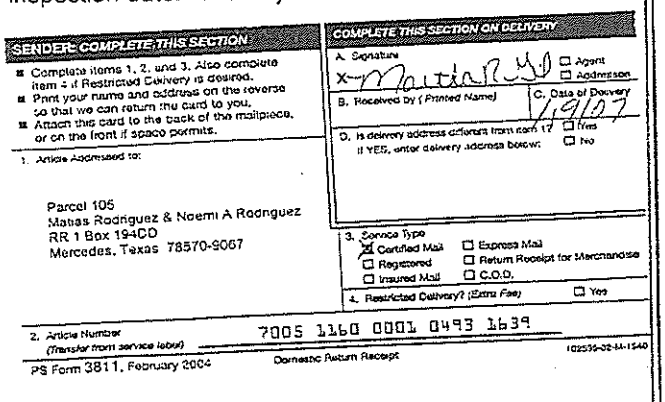
Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Parcel 105
Matias Rodriguez & Noemi A Rodriguez
RR 1 Box 194DD
Mercedes, Texas 78570-9067

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X Matias Rodriguez ☐ Agent ☐ Addressee

B. Received by (Printed Name) C. Date of Delivery 1/9/07

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☑ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7005 1160 0001 0493 1639

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

CERTIFIED LETTER TRACKING INFORMATION

UNITED STATES POSTAL SERVICE

Home | Help | Sign In

Track & Confirm FAQs

Track & Confirm

Search Results

Label/Receipt Number: 7005 1160 0001 0493 1639
Detailed Results:

- Delivered, January 09, 2007, 11:12 am, MERCEDES, TX 78570
- Notice Left, January 08, 2007, 1:00 pm, MERCEDES, TX 78570

Track & Confirm
Enter Label/Receipt Number.

< Back Return to USPS.com Home > Go >

Notification Options

Track & Confirm by email

Get current event information or updates for your item sent to you or others by email. Go >

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Recorded On-2007-Jul-31 As-1788594

1788594

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

GIFT DEED

Date:

Grantor(s): Martin M. Rodriquez, Magdalina R. Gutierrez, Martha R. Gil, Micaela R. Mendoza, Mauricio Rodriquez, Manual Rodriquez, Mimi R. Rethaber, Melissa R. Castillo, Marly M. Rodriquez.

Grantors' Mailing Address:

Martin M. Rodriquez
Federal Prison Camp-Pollock
P.O. Box 2099
Pollock, LA 71467-2099

Magdalina R. Gutierrez
1902 Anita
Bryan, TX 77803

Martha R. Gil
13267 Mile 2 West
Mercedes, TX 78570

Micaela R. Mendoza
4602 Phyllis Ln.
Edinburg, TX 78539

Mauricio Rodriquez
13267 Mile 2 West
Mercedes, TX 78570

Manuel Rodriquez
517 E. Mistletoe, Apt. 1
San Antonio, TX 78212

Mimi R. Rethaber
W 13343 Cty Rd. C
Gleason, WI 54435

Melissa R. Castillo

Recorded On-2007-Jul-31 As-1788594

4858 Bridge Lane, No. 7
Mason, Ohio 45040

Marly M. Rodriquez
13267 Mile 2 West,
Mercedes, TX 78570

Grantee: Noemi A. Rodriquez

Grantee's Mailing Address:

13267 Mile 2 West
Mercedes, Texas 78570
Hidalgo County

Consideration: Love of, and affection, for Grantee.

Property (including any improvements): All of my undivided interest in all that certain lot, piece or parcel of land, situated in Hidalgo County, Texas, which is the same real property described in a Special Warranty Deed from Becky Jo Bonham to Matias Rodriquez and wife, Noemi A. Rodriquez, dated July 20, 1998, and recorded as Document # 700677 in the Hidalgo County Deed Records, and more particularly described as follows:

The South 5.000 acres of Lot 9, Block 118, Campacuas Addition, Llano Grande Grant; as shown by the map or plat thereof recorded in Volume 1, Page 2, of the Map Records of Hidalgo County, Texas.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty: Validly existing easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded and validly existing instruments, other than conveyances of the surface fee estate, that affect the Property.

Grantor(s), for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grant, give, and convey to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor(s) binds Grantor(s) and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

When the context requires, singular nouns and pronouns include the plural.

Recorded On-2007-Jul-31 As-1788594

Martin M. Rodriquez

STATE OF TEXAS §

ACKNOWLEDGEMENT

COUNTY OF HIDALGO §

This instrument was ACKNOWLEDGED before me on the 24th day of May 2007 by Martin M. Rodriquez.

Diane Eileen Schrechengost
NOTARY PUBLIC, State of Texas

Diane Eileen Schrechengost
Notary Public No. 68946
State of Louisiana
My Commission is for Life

Magdalina R. Gutierrez

STATE OF TEXAS §

ACKNOWLEDGEMENT

COUNTY OF ~~HIDALGO~~ BRAZOS §

This instrument was ACKNOWLEDGED before me on the 30 day of MAY, 2007 by Magdalina R. Gutierrez.

DARLENE NICHOLS
Notary Public, State of Texas
My Commission Expires
JANUARY 31, 2009

Darlene Nichols
NOTARY PUBLIC, State of Texas

Martha R. Gil

STATE OF TEXAS §

ACKNOWLEDGEMENT

COUNTY OF HIDALGO §

This instrument was ACKNOWLEDGED before me on the 31st day of July, 2007 by Martha R. Gil.

DIANA ESPINOZA
Notary Public
STATE OF TEXAS
My Comm. Exp. 03-18-2008

3

Recorded On-2007-Jul-31 As-1788594

DIANA ESPINOZA
Notary Public
STATE OF TEXAS
My Comm. Exp. 03-18-2008

Diana Espinoza
NOTARY PUBLIC, State of Texas

Micaela R. Mendoza

STATE OF TEXAS §

ACKNOWLEDGEMENT

COUNTY OF HIDALGO §

This instrument was ACKNOWLEDGED before me on the 31st day of July, 2007 by Micaela R. Mendoza.

DIANA ESPINOZA
Notary Public
STATE OF TEXAS
My Comm. Exp. 03-18-2008

Diana Espinoza
NOTARY PUBLIC, State of Texas

Mauricio Rodriquez

STATE OF TEXAS §

ACKNOWLEDGEMENT

COUNTY OF ~~HIDALGO~~ §

This instrument was ACKNOWLEDGED before me on the 31st day of July, 2007 by Mauricio Rodriquez.

DIANA ESPINOZA
Notary Public
STATE OF TEXAS
My Comm. Exp. 03-18-2008

Diana Espinoza
NOTARY PUBLIC, State of Texas

Manuel Rodriquez

STATE OF TEXAS §

ACKNOWLEDGEMENT

COUNTY OF ~~HIDALGO~~ BEXAR §

Recorded On-2007-Jul-31 As-1788594

This instrument was ACKNOWLEDGED before me on the 17 day of July 2007 2007 by Manuel Rodriquez.

ELVIRA G. GIBBONS
NOTARY PUBLIC STATE OF TEXAS
COMMISSION EXPIRES:
JANUARY 19, 2009

Elvira G. Gibbons
NOTARY PUBLIC, State of Texas

Mimi R. Rethaber

STATE OF ~~TEXAS~~ Wisconsin §
COUNTY OF ~~HIDALGO~~ Marathon §

ACKNOWLEDGEMENT

This instrument was ACKNOWLEDGED before me on the 7 day of June, 2007 by Mimi R. Rethaber.

Mary Kay Langkamp
NOTARY PUBLIC, State of ~~Texas~~ Wisconsin

Melissa R. Castillo

STATE OF ~~TEXAS~~ Ohio §
COUNTY OF ~~HIDALGO~~ Butler §

ACKNOWLEDGEMENT

This instrument was ACKNOWLEDGED before me on the 25 day of May, 2007 by Melissa R. Castillo.

NOTARY PUBLIC STATE OF OHIO

MISTILENA D. STEVENS
Notary Public, State of Ohio
My Commission Expires Aug. 9, 2009
Recorded In Butler County

Mistilena D. Stevens
NOTARY PUBLIC, State of ~~Texas~~ Ohio

Marly M. Rodriquez

STATE OF TEXAS §

Recorded On-2007-Jul-31 As-1783594

COUNTY OF ~~HIDALGO~~ Travis §

ACKNOWLEDGEMENT

This instrument was ACKNOWLEDGED before me on the 27th day of June, 2007 by Marly M. Rodriquez.

K. SHAUGHNESSY
Notary Public, State of Texas
My Commission Expires 10-16-09

K. Shaughnessy
NOTARY PUBLIC, State of Texas

* * * *

AFTER RECORDING RETURN TO:

Noemi Rodriquez
13267 Mile 2 West
Mercedes, Texas 78570
Hidalgo County

PREPARED IN THE LAW OFFICE OF TEXAS RIOGRANDE LEGAL AID, EDINBURG, TEXAS

* * * *

Leonel Garza Jr. & Associates LLC

Appraisal Services Questionnaire – Mile 2 West Road Project

January 5, 2007

The following information is required in order to expedite the completion of appraisal reports requested by Hidalgo County Right-of-Way Department. If there are any questions or concerns, you can contact Leonel Garza III of Leonel Garza Jr. & Associates LLC at (956) 687-7295 or by email at leonel3@aol.com.

1. **Parcel No. (See Representative):** 105
2. **Owner(s) of Record:** Matias B. Rodriguez
   Noemi A Rodriguez
3. **Who Is Authorized To Make Decisions For This Property?** Noemi A. Rodriguez
4. **Contact Numbers:** 956-565-1224
5. **Mailing Address:** 13267 Mi 2W
   Mercedes Tx 78570
6. **Date of Purchase:** February, 1989
7. **Original Purchase Price of Property:** $12,000
8. **Number of Acres Purchased:** 5
9. **Do You Have A Current Survey of The Subject Property?**
   ☐ Yes ☑ No
10. **Do You Have An Opinion of Value of Your Property?**
    ☑ Yes ☐ No
    Explain at least $30,000
11. **Have There Been Any Recent Changes In Ownership In The Past Five Years?**
    ☐ Yes ☑ No
    Explain
12. **Are There Any Leases and or Pending Subdivisions?**
    (building leases, farming leases, re-platting, proposed subdivision ect.)
    ☐ Yes ☑ No
    Explain

Leonel Garza Jr. & Associates LLC

Appraisal Services Questionnaire – Mile 2 West Road Project

13. Any Underground Site Improvements Along The Frontage Of The Subject Property?

☐ Yes ☑ No

Explain _____

14. Comments, Concerns or Special Request: If poles need to be moved, I want everything moved and to be moved undamaged.

15. Does the Office of Leonel Garza Jr. & Associates LLC have permission to enter your property to photograph and measure any land and improvements which may be affected by the proposed acquisition?

☑ Yes ☐ No

Would you like to be with the Appraiser for an on-site inspection of the subject property?

☑ Yes ☐ No

If NO, do you acknowledge that the Appraiser has afforded you or representative the opportunity to inspect the subject property, but decline?

☐ Yes ☐ No

Note: Leonel Garza Jr. & Associates LLC shall be available during normal working hours to answer any questions or concerns you may have in the future. Please be sure to detach the business card attached which contains the contact information of Leonel Garza Jr. & Associates LLC.

Noemi A. Rodriguez — 1-14-07

Authorized Signature — **Date**

Noemi A. Rodriguez

Print Name

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales
Right Of Way Agent

DATE: April 22, 2008

RE: Mile 2 West Road Project (Parcel # 105)
Noemi A. Rodriquez

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $3,790.00

Settlement Offer: $4,840.00

Approved; 4/22/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

Texas Department of Transportation

PO BOX 1717 • PHARR TEXAS 78577-1717 • (956) 702-6100

April 21, 2008

Mr. Joe N. Pena
Director of Right of Way
Hidalgo County
509 E. Earling Road
San Juan, Texas 78589

RE: Counteroffer Acceptance
CSJ: 0921-02-192
Mile 2 West Project
From: Mile 12 N, South
To: US 83 (Mile 2 West)
Parcel 105

Mr. Pena,

After reviewing the counteroffer submitted to your office by the property owner of the above captioned project and parcel, it is this District Evaluation Team's recommendation to accept said counter offer as being prudent and in the best interest of the Texas Department of Transportation.

Please proceed with your acquisition negotiations based on this acceptance of the property owner's counteroffer.

Should you have any questions or comments please feel free to call Ramon Jimenez Jr. at (956) 702-6287.

Sincerely,

Luana M. Gonzalez
Pharr District ROW Administrator

LMG/rj
cc: File

April 14, 2008

Noemi A. Rodriquez
13267 Mile 2 West
Mercedes, Texas 78570

Hidalgo County Right of Way
509 E. Earling Road
San Juan, Texas 78589

Re: Mile 2 West Road
Parcel # 105

Dear Mr. Pena,

Pursuant to my earlier conversations with you, we would like to request a counter offer to your earlier proposal concerning the acquisition of the referenced tract. Specifically, I am proposing a price of $4,840.00 for Parcel # 105. I believe these values are more in line with the recent sales in the immediate vicinity.

I am willing to sign a Warranty Deed and Right of Entry upon my receipt of written acceptance of my counter offer, thereby avoiding the delay and expense of formal condemnation proceedings.

This offer will remain open for acceptance for a 30 day period from date hereof. Please contact me at your earliest convenience should you have any questions or comments regarding the above. With best regards, I remain.

Yours truly,

Martha R Gill

Martha R. Gill Attorney in Fact for Noemi A. Rodriquez

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales R. G.
Right Of Way Agent

DATE: June 1, 2008

RE: Mile 2 West Road Project (Parcel # 106)
Samuel Rios

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $500.00

Settlement Offer: $1,000.00

Approved; 6/3/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

May 7, 2008

Samuel Rios
5938 Mile 11 North
Mercedes, Texas 78570

Hidalgo County Right of Way
509 E. Earling Road
San Juan, Texas 78589

Re: Mile 2 West Road
Parcel # 106

Dear Mr. Pena,

Pursuant to my earlier conversations with you, we would like to request a counter offer to your earlier proposal concerning the acquisition of the referenced tract. Specifically, I am proposing a price of $1,000.00 for Parcel # 106. I believe these values are more in line with the recent sales in the immediate vicinity.

I am willing to sign a Warranty Deed and Right of Entry upon my receipt of written acceptance of my counter offer, thereby avoiding the delay and expense of formal condemnation proceedings.

This offer will remain open for acceptance for a 30 day period from date hereof. Please contact me at your earliest convenience should you have any questions or comments regarding the above. With best regards, I remain.

Yours truly,

Samuel Rios

Samuel Rios

RECEIVED
R.A.
RIGHT OF WAY DEPT.

Texas Department of Transportation

PO BOX 1717 • PHARR TEXAS 78577-1717 • (956) 702-6100

May 28, 2008

Mr. Joe N. Pena
Director of Right of Way
Hidalgo County
509 E. Earling Road
San Juan, Texas 78589

RE: Counteroffer Acceptance
CSJ: 0921-02-192
Mile 2 West Project
From: Mile 12 N, South
To: US 83 (Mile 2 West)
Parcel 106

Mr. Pena,

After reviewing the counteroffer submitted to your office by the property owner of the above captioned project and parcel, it is this District Evaluation Team's recommendation to accept said counter offer as being prudent and in the best interest of the Texas Department of Transportation.

Please proceed with your acquisition negotiations based on this acceptance of the property owner's counteroffer.

Should you have any questions or comments please feel free to call Ramon Jimenez Jr. at (956) 702-6287.

Sincerely,

Luana M. Gonzalez
Pharr District ROW Administrator

LMG/rj
cc: File

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: **106** Highway: **CS** ROW CSJ: **0921-02-192**

Taking Type: Partial Taking
Size of Remainder: 1.75400 Acres
Type of Property: Rural Land
Contract Fencing: Undetermined
Appraised by: Leonel, III Garza
Date Appraised: 05/31/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Rios, Rosa L.	Fee Simple	0.00500 Acres	$500.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$500.00	$0.00	$0.00	$0.00	$500.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
		Total:	$0.00	$0.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 106 Highway: CS ROW CSJ: 0921-02-192

V. Recapitulation

Date:	05/31/2007			Recommended Value
Appraiser's Name:	Leonel, III Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.00500 Acres			
VALUE FOR PARCEL	$75.00			$500.00
Land: per.	$15000.00/Acres			
Easement				
Improvements				
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$75.00			$500.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 106 is a partial taking of 0.005 acres out of Lot 4, Blk 100 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the SEC of Mile 2 West and Mile 11 North Road. The whole property is improved land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $15,000 per acre for the subject economic unit.

The partial acquistion is vacant of structural or site improvements.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $75.00 represents current market value.

The appraiser's value of $425.00 appears to be well supported by information contained within this appraisal report. However, in order to expedite negotiations, and as outlined in Chapter 2, Section 11 of the Appraisal and Review Manual, this reviewer recommends a value of $500.00 for acquisition of the parcel.

TABULATION OF VALUES (continued)

Parcel: **106** Highway: **CS** ROW CSJ: **0921-02-192**

VII. Justification and Explanation for Credit if Retained

NA

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: **106** Highway: **CS** ROW CSJ: **0921-02-192**

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are compensable under the State law.

District Reviewing Appraiser — Date: 1/16/08

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are compensable under the State law.

Contract Reviewing Appraiser — Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are compensable under the State law.

Division Reviewing Appraiser — Date

X. Approval of Values

County/City Representative — Date

Juliana M. Donjuan — 1/24/08

District Engineer — Date

ROW-A-6
(Rev. 7/2004)
GSD-EPC

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	Located at the SEC of Mile 2 West and Mile 11 North Road, in Hidalgo County TX.	District:	N/A	
Property Owner:	Samuel Rios	Parcel:	106	(Updated 04/16/2008)
Address of Property Owner:	Rt. 1, Box 197H, Mercedes, Texas 78570	CSJ:	N/A	
Occupant's Name:	0	Federal Project No:	N/A	
Whole: ☐	Partial: ☑ Acquisition	Highway:	Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that, it is my opinion the total compensation for the acquisition of the herein described property is $75 as of February 27, 2007, based upon my independent appraisal and the exercise of my professional judgment; on February 27, 2007, (date)(s), I personally inspected in the field the property herein appraised; I afforded Samuel Rios, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State, and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

April 16, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date: 4/16/2008

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within Hidalgo County. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the eastern frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a1.759 acre tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road shall be excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 1.83 acres to 10.0 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 10,698 square feet (0.2456 acres), in which a portion of 10,498 square feet (0.241 acres) lies within existing road right of way, leaving a net land area to be acquired is 200 square feet (0.005 acres). The proposed partial acquisition has approximately 330.00 lineal feet of frontage along the eastern side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a residential use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.2456	10,698
Existing ROW	0.2410	10,498
To Be Acquired (Net)	0.0050	200

Legal Description of The Part To Be Acquired

A 0.2456 (10,700 square feet) of an acre tract of land, more or less, of which 0.2410 acres lies in existing road right of way leaving a net taking of 0.0046 acres, 200 sf, out of a 2.00 acre tract of land out of Lot 4, Blk. 100, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Samuel Rios. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-100-0004-45. The subject property land assessment was indicated to be $20,420. The indicated unit assess rate for the subject property was indicated to be $10,210 per acre. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the market area of the subject property. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as if vacant and as improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential purposes based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail,

Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as if vacant" and "as improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the southern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

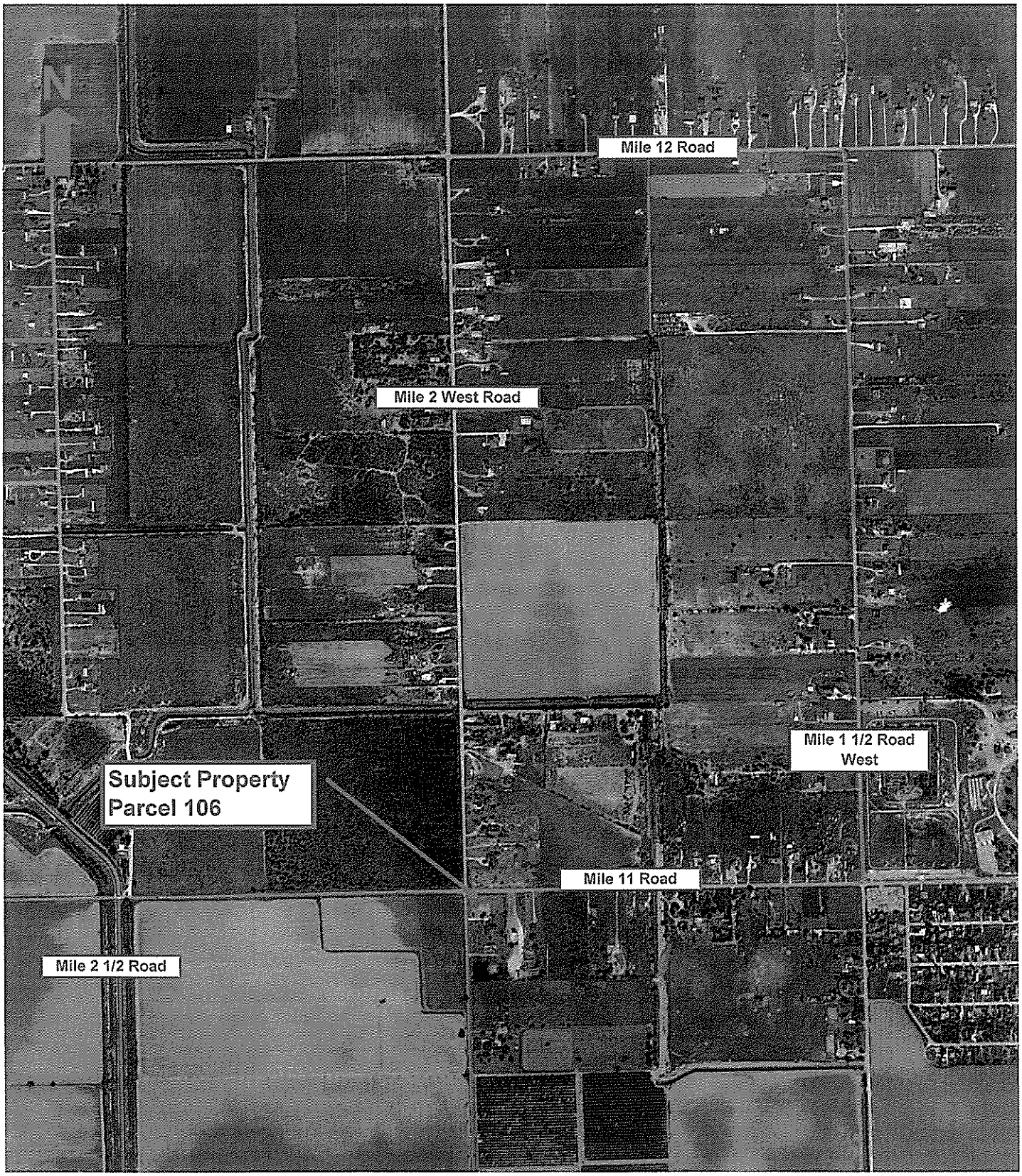
The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential and commercial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a commercial use "as if vacant" and "as improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as if vacant" and "as improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY

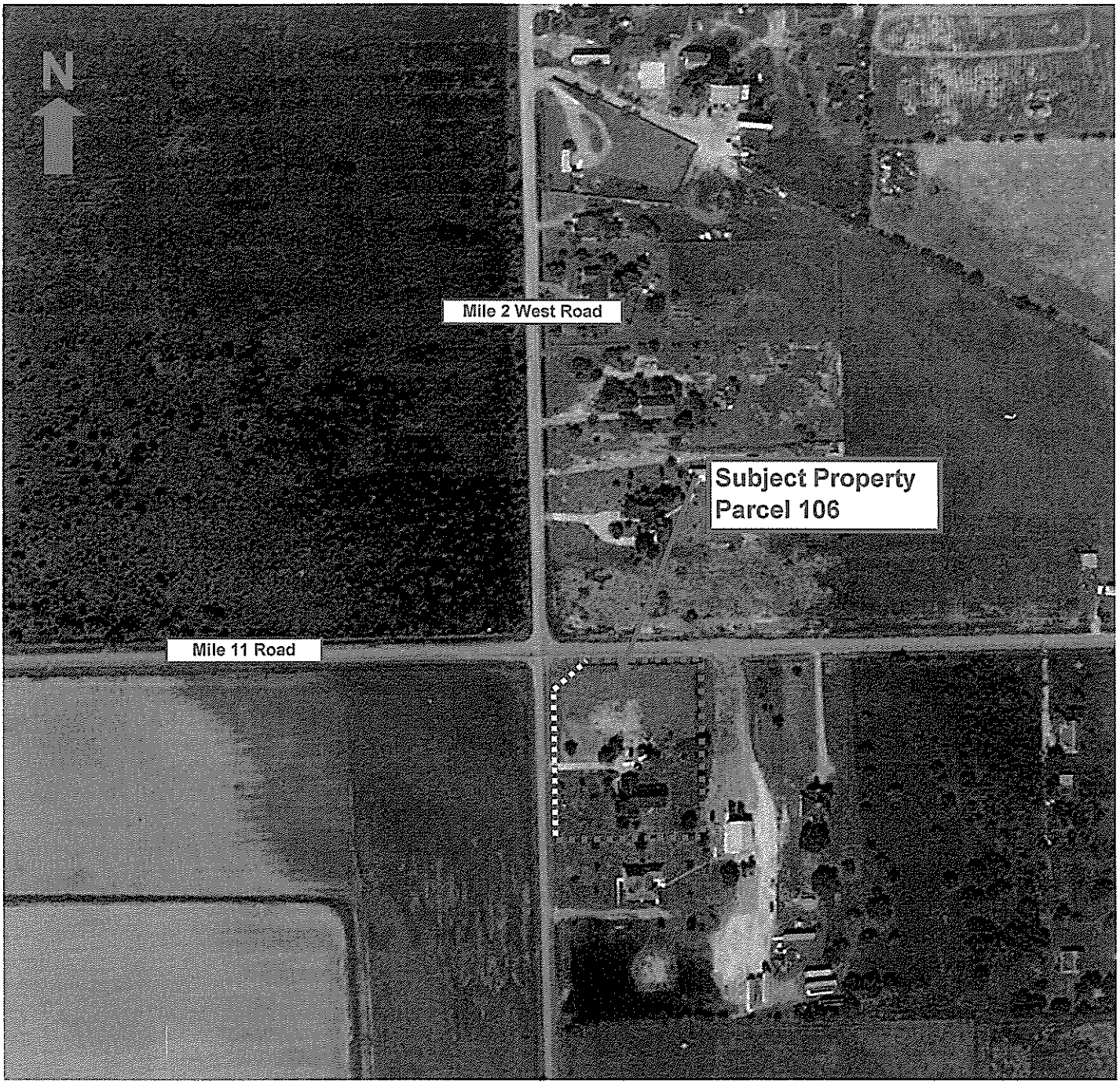
Copyright 1996-2006 TexMaps

AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)



NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD, HIGHLIGHTED IN YELLOW. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 106

Local Address: Located at the SEC of Mile 2 West and Mile 11 North Road, in Hidalgo County TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 11 Road R.O.W.

Looking: Photo 1: Eastern View
Photo 2: Southern View

Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Southern view of subject property taken from Mile 11 Road Right-of-way..

2. Point from which taken: Photo 3: Mile 11 Road R.O.W.
Photo 4: Mile 11 Road R.O.W.

Looking: Photo 3: Northeastern View
Photo 4: Southern View

Photo 3
Northeastern view of part to be acquired; taken from Mile 11Road Right-of-way.

Photo 4
Southern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 106

Local Address: Located at the SEC of Mile 2 West and Mile 11 North Road, in Hidalgo County TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 5: Mile 2 West Road R.O.W.
Photo 6: Mile 2 West Road R.O.W.

Looking: Photo 5: Northern View
Photo 6: Southern View

Photo 5
Northern view of Mile 2 West.

Photo 6
Southern view of Mile 2 West.

2. Point from which taken: Photo 7: Mile 2 West Road R.O.W.
Photo 8: Mile 2 West Road R.O.W.

Looking: Photo 7: Northern View
Photo 8: Eastern View

Photo 7
Northern view of property improvements, which lie in existing Mile 2 Road Right-of-way.

Photo 8
Eastern view of Concrete Drive, which lie in existing Mile 2 Road Right-of-way.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 2.00 acres tract of land currently being utilized for residential use located along eastern side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.246 acres (10,698 square feet) gross of which a portion of 0.241 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.005 acres (200 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of agricultural use, single family residential and small commercial developments. Several properties along Mile 2 West Road and the near by areas are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Rosa L. Rios, as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office indicated the current owner of record to be Samuel Rios The subject property was transferred from Sandra Rios (Grantor) to Samuel Rios (Grantee) on June 16, 2004. Therefore, the subject has been in the name of Samuel Rios for over three (3) years.

Legal Description: (Whole Property) A 2.00 acre tract of land out of Lot 4, Blk. 100, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Legal Description: (Part to be Acquired) A 0.2456 (10,700 square feet) of an acre tract of land, more or less, of which 0.2410 acres lies in existing road right of way leaving a net taking of 0.0046 acres, 200 sf, out of a 2.00 acre tract of land out of Lot 4, Blk. 100, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the off-site inspection of the subject property, no building improvements were indicated within nor affected by the part to be acquired. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Residential Use

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1	Comp. No. 2	Comp. No. 3
Grantor	Sandra Rios	Reynaldo Garcia, Jr.	David Keith Brannan and Joel Collin Brannan	Telesforo Barrera and wife, Rosita R. Barrera
Grantee	Samuel Rios	Julio C. Avila and wife, Maribel Avila	Rogelio G. Robles and wife, Guadalupe E. Robles	Maria Luisa Lopez Castrejon
Date of Sale	June 16, 2004	June 6, 2005	November 29, 2005	February 17, 2005
Unit Price	/ Ac	20,765 / Ac	5,000 / Ac	7,500 / Ac
Relative Location	Average	Superior -20%	Inferior 20%	Inferior 20%
Lot Location	Corner Tract	Interior Tract 5%	Interior Tract 5%	Interior Tract 5%
Financing	Conventional	Similar 0%	Similar 0%	Similar 0%
Conditions of Sale	Cash To Seller	Similar 0%	Similar 0%	Similar 0%
Market Conditions	Average	Similar 0%	Similar 0%	Similar 0%
Physical Characteristics	Typical of Market	Similar 0%	Similar 0%	Similar 0%
Available Utilities	Water / Electricity / Phone	Similar 0%	Similar 0%	Similar 0%
Street Access / Frontage	Mile 2 West/Mile 11 North Road	Mile 11 North Road 0%	Mile 15th North Road 0%	Mile 14 1/2 North Road 0%
Size of Tract	1.76 Ac	1.83 Ac 0%	5.00 Ac 5%	10.00 Ac 10%
Net Adjustments		Δ -15%	Δ 30%	Δ 35%
Indicated Unit Value		$ 17,650 / Ac	$ 6,500 / Ac	$ 10,125 / Ac

Estimated Unit Value of Fee Simple Area $ **15,000 / Ac**

Estimated Value by Sales Comparison Approach (0.005 Acres x $ 15,000 / Acre) $ **75**
(Includes Part To Be Acquired Only)

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 106 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: N/A

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Reynaldo Garcia, Jr. Grantee/Lessee: Julio C. Avila and wife, Maribel Avila

Date: June 6, 2005 Recording Information: Document# 1486507 Key Map: N/A

Address: Located along the northern side of Mile 11 Road, located east of FM 1015, Hidalgo County, Texas. Zip Code: 78501

Legal Description: All of Lot 7, Jo Mar Estates, an Addition to the City of Weslaco, Hidalgo County, Texas,according to the map recorded in Volume 30, Page 80, Map Records in the Office of County Clerk of Hidalgo County, Texas.

Confirmed Price : $ 38,000 Verified with: MLS# L99921S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 1.83 Acres or 79,715 Sf Unit Price as Vacant : $ 20,765 / Ac or $ 0.48 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Use

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information: The subject property is located on the north side of Mile 11, just east of FM 1015 in Hidalgo County, Texas. The property has 150' lineal feet of frontage along Mile 11 Road. The subject property is Lot 7 of the Jo Mar Subdivision. Jo Mar Subdivision is a residential subdivision consisting of large tracts of land with deed restrictions, limiting the minimal living area to 1,400 sq of living area.

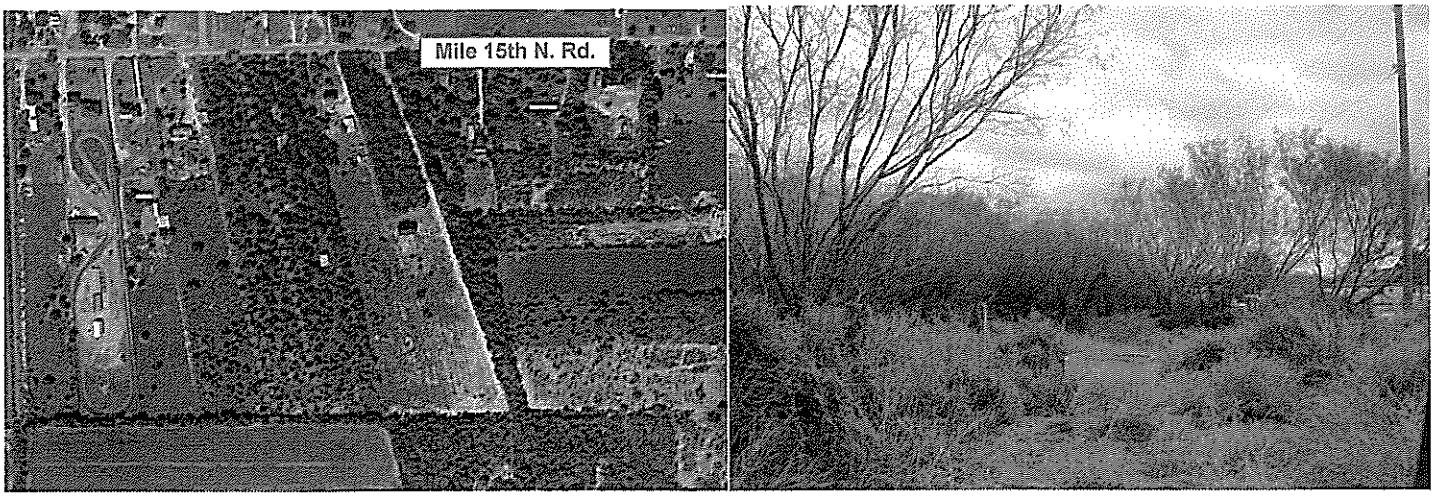
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 2

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 106 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: N/A

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: David Keith Brannan and Joel Collin Brannan Grantee/Lessee: Rogelio G. Robles and wife, Guadalupe E. Robles

Date: November 29, 2005 Recording Information: Document# 1554988 Key Map: N/A

Address: South side of Mile 15 Road, about 1/4 mile west of FM 88. Zip Code: 78539

Legal Description: A 5.00 acre tract of land out of Farm Tract Four Hundred Six (406), West and Adams Tract Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 2, Page 34-37, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 25,000 Verified with: MLS# L01077S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 5.00 Acres or 217,800 Sf Unit Price as Vacant : $ 5,000 /Acre or $ 0.11 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

The subject property is located on the south side of Mile 15, just west of FM 88 in Hidalgo County, Texas. The property has 142.66' lineal feet of frontage along Mile 15 Road. The subject property is an irregular shape tract located about one mile south of Elsa.

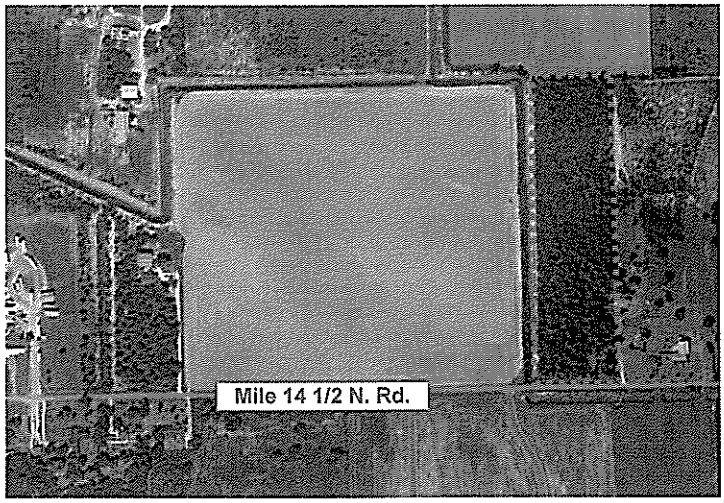
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 3

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 106 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: N/A

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adrams Tracts Sudivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price: $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Acre or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

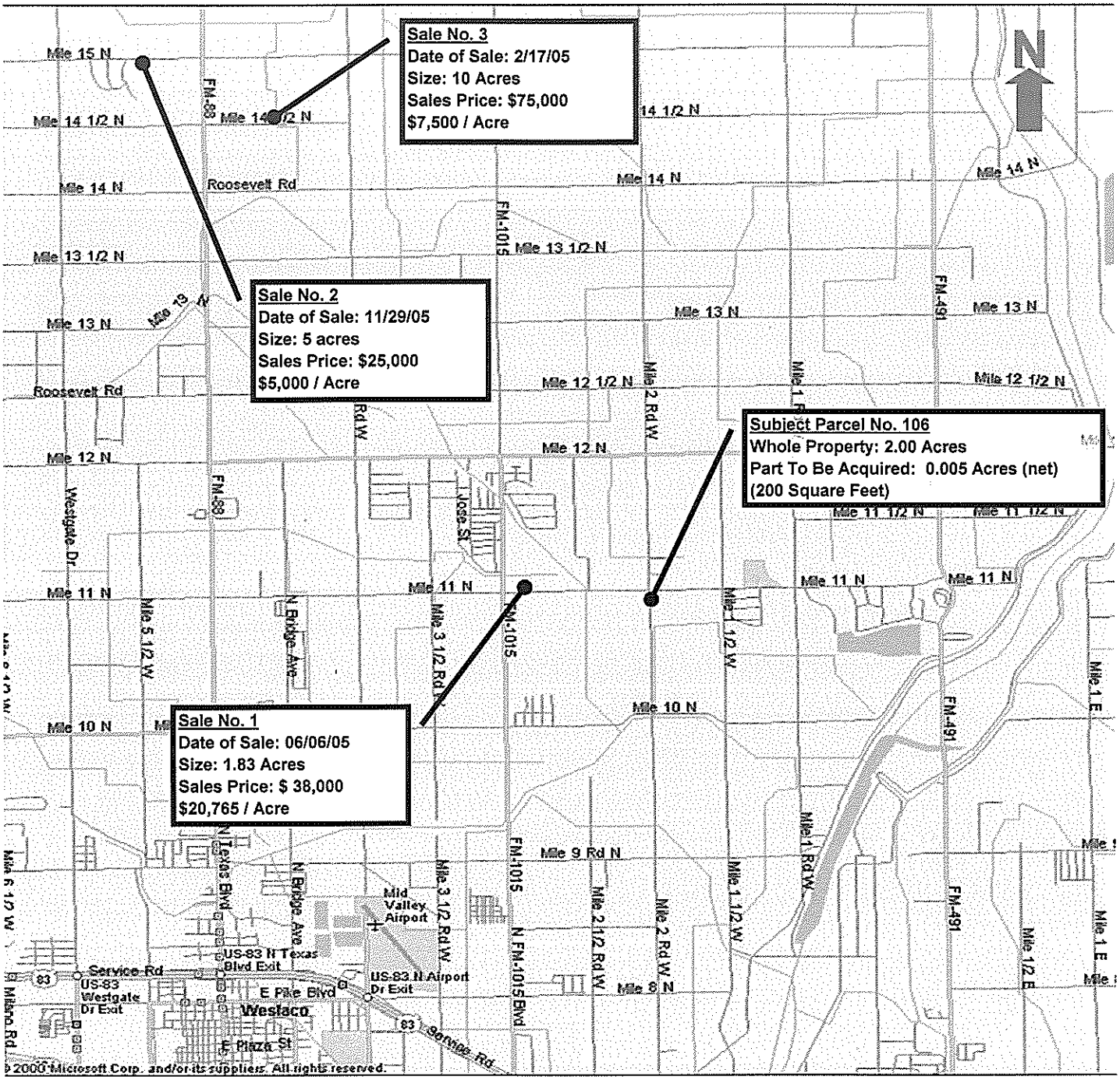
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

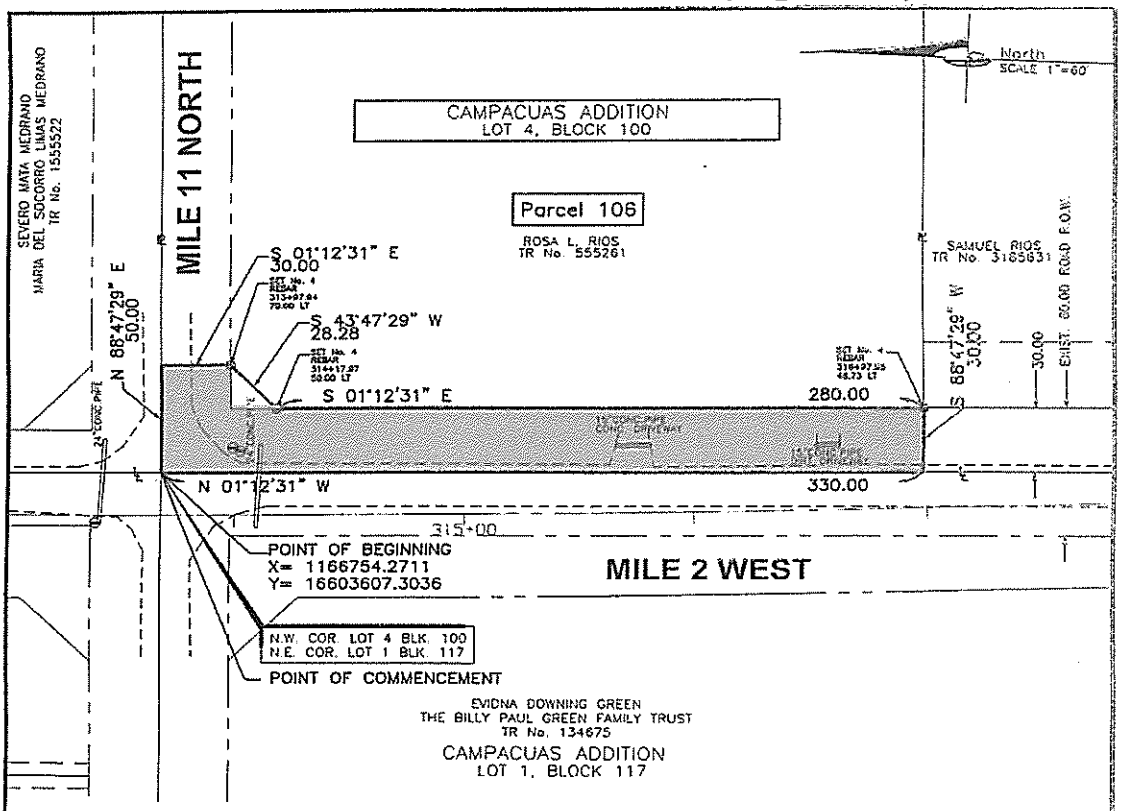
The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject propertys Net acerage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



SURVEY PLAT
OF
PARCEL 106
BEING A 0.2456–ACRE TRACT OF LAND
OUT OF LOT 4, BLK 100,
CAMPACUAS ADDITION
TO THE CAPISALLO DISTRICT,
LLANO GRANDE GRANT,
HIDALGO COUNTY, TEXAS,
VOLUME 1, PAGE 2, H.C.M.R.

Parcel 106

Total Acreage: 2.0000 ac.
To be Acquired: 0.2456 ac.
Exist. Road R.O.W.: 0.2410 ac
Proposed Net Taking: 200 sq. ft
Remainder Left: 1.7544 ac
Remainder Right: NONE
Document:

OWNER: Rosa L. Rios by virtue of a Special Warranty Deed dated October 8, 1996, as recorded in the Office of the County Clerk, Hidalgo County, Texas, Document No. 555261, Official Records, Hidalgo County, Texas.

DESCRIPTION: Being a 2.0000 acre tract of land, more or less, out of the North 20 acres out of Lot 4, Block 100, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, said 2.0000 acre tract of land being more particularly described as Tract II, in a Special Warranty Deed recorded in the Office of the County Clerk, Hidalgo County, Texas, Document No. 555261, Official Records, Hidalgo County, Texas.

APPARENT LIENHOLDER: Retained in Deed of Trust dated April 8, 2002, as recorded in the Office of the County Clerk, Hidalgo County, Texas, Document No 1070810, Official Records, Hidalgo County, Texas, from Rosa Rios, also known as Rosa L. Rios, a single person, To: Steven S McGilvra or Charles E. Klein, Trustees, for the benefit of AMERICAN GENERAL FINANCIAL SERVICES.

Notes:
1. Set indicates (1/2 inch Iron Rod) No. 4 rebar with a plastic cap marked "TEDSI".
2. Survey line locations are approximate and based on best available evidence.
3. A field note description of same date accompanies this plat.

The undersigned hereby certifies that this survey was made on the ground, and that the only improvements are as shown, and that there are no visible encroachments, visible overlapping, visible easements or apparent conflicts except as shown hereon.

This survey substantially conforms to the Minimum Standards of Practice as approved by the Texas Board of Professional Land Surveyors.

MARK W. LOPHER RPLS #4637

DATE: ____

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
1201 E. Expressway 83 Mission, Texas 78572
(956) 412-7878

Yellow Highlight = Proposed Right-of-Way ; Green Highlight = Existing Right-of-Way

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTOR: ROSA L. RIOS

FIELD NOTES FOR PARCEL - 106

Being a 0.2456 (10,700 square feet) of an acre tract of land, more or less, out of a 2.0000-acre tract of land out of Lot 4, Blk. 100, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 2.0000-acre tract of land is vested to Rosa L. Rios by virtue of a Special Warranty Deed dated October 8, 1996, recorded under Document No. 555261, Official Records, Hidalgo County, Texas. Said 0.2456 (10,700 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northwest corner of Lot 4, Blk. 100, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1 Pg. 2 of Hidalgo County Map Records, and **POINT OF BEGINNING,** with grid coordinates of X=1,166,754.2711 and Y=16,603,607.3036. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 88° 47' 29" E, for a distance of 50.00 feet, to a point on the North line of Lot 4, for the Northeast corner of said tract herein described;

THENCE, S 01° 12' 31" E, parallel to the West line of Lot 4, for a distance of 30.00 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an external corner of said tract herein described;

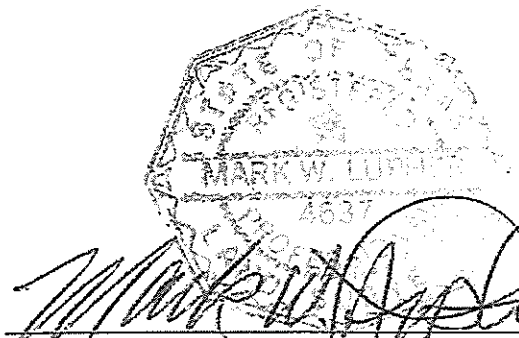
THENCE, S 43° 47' 29" W, for a distance of 28.28 feet, to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an internal corner of said tract herein described;

THENCE, S 01° 12' 31" E, parallel to the West line of Lot 4, for a distance of 280.00 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Southeast corner of said tract herein described;

THENCE, S 88° 47' 29" W, for a distance of 30.00 feet, to a point on the West line of Lot 4, for the Southwest corner of said tract herein described;

THENCE, N 01° 12' 31" W, for a distance of 330.00 feet to the **POINT OF BEGINNING** and containing 0.2456 (10,700 square feet) of an acre of land, of which 0.2410 of an acre lies in the existing Mile 2 West Road Right-of-Way, and leaving a **PROPOSED NET TAKING** of 0.0046 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description



Mark W. Lupher – R.P.L.S. # 4637

Date: 10:31:03

Explanation of Adjustments with Reconciliation:
During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located at the along the north line of Mile 11 North Road east of FM 1015. The property was purchased for residential development. The comparable sale is located in a superior market area as the subject property and as such a downward adjustment of -20% for location is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $17,650 per acre.

Sale No. 2 is located on the south line of Mile 15 North Road west of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +5% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $6,500 per acre.

Sale No. 3 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +10% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $10,125 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $5,000 per acre to $20,675 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $6,500 per acre to $17,650 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper range was selected, $15,000 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.005 Acres (200 square Feet)	@	$ 15,000	Per Acre	$	75

Improvements:	*No Site Improvements Indicated*	$ -
		$ -
		$ -
		$ -
		$ -
	Total Improvements	**$ -**

TOTAL ESTIMATED VALUE	$	75
Cost To Cure Damages	$	-
Estimated Total Compensation	**$**	**75**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed #1
7. Warranty Deed #2

Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1338375-General

Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Former Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 106
Rosa L. Rios
809 North Pino Street
Weslaco, Texas 78596-4758

To Whom It May Concern:

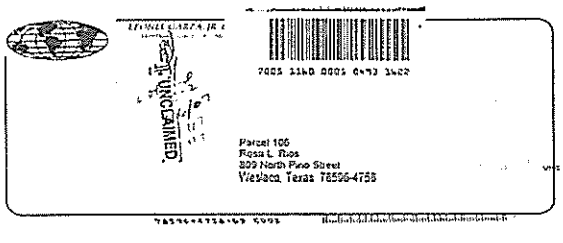
Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134



Leonel Garza Jr. & Associates LLC

THE CERTIFIED LETTER AND TRACKING INFORMATION WAS SENT TO THE PREVIOUS OWNER OF RECORD AS INDICATED BY FIELD NOTES AND SURVEYS PROVIDED.

CERTIFIED LETTER TRACKING INFORMATION

UNITED STATES POSTAL SERVICE

Track & Confirm

Search Results

Label/Receipt Number: 7005 1160 0001 0493 1622
Detailed Results:

- Delivered, February 28, 2007, 11:50 am, MCALLEN, TX 78504
- Unclaimed, February 17, 2007, 12:18 pm, WESLACO, TX
- Notice Left, January 06, 2007, 2:32 pm, WESLACO, TX 78596

Track & Confirm

Enter Label/Receipt Number.

< Back Return to USPS.com Home >

POSTAL INSPECTORS
Preserving the Trust

site map contact us government services jobs National & Premier Accounts
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SPECIAL WARRANTY DEED

Conforms to State Bar of Texas Form

Date: October 8, 1996 55526 1

Grantor: YOLANDA CASTILLO RIOS joined herein pro forma by my husband, SAUL RIOS

Grantor's Mailing Address (including county):

P. O. Box 163
Weslaco, Texas 78596
Hidalgo County, Texas

Grantee: ROSA L. RIOS, a single person

Grantee's Mailing Address (including county):

P. O. Box 163
Weslaco, Texas 78596
Hidalgo County, Texas

Consideration: Ten Dollars and other valuable consideration to the undersigned paid by the grantee herein named, the receipt of which is hereby acknowledged.

Property (including any improvements):

ALL THAT PROPERTY DESCRIBED ON EXHBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES.

Reservations from and Exceptions to Conveyance and Warranty:

AS SHOWN ON EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES.

Grantor, for the consideration and subject to the reservations from, and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to warranty, when the claim is by, through, or under Grantor, but not otherwise.

By the acceptance of this Deed, Grantee is taking the Property "as is", "where is" and "with all faults", and without any representations or warranties whatsoever, express or implied, written or oral, it being the intention of Grantor and Grantee to expressly negate and exclude all representations and warranties, including, but not limited to (i) the physical condition of the property or any element thereof, including, without limitation, warranties related to suitability for habitation, merchantability or fitness for a particular purpose; (ii) the nature or quality of construction, structural design and engineering of any improvements; (iii) the quality of the labor and materials included in any improvements; (iv) the soil conditions; drainage or other conditions existing at the property with respect to any particular purpose, developmental potential or otherwise; (v) all warranties created by any affirmation of fact or promise or by any description of the property; and (vi) all other warranties and representations whatsoever, except the warranty of title expressly set forth herein.

When the context requires, singular nouns and pronouns include the plural.

Yolanda Castillo Rios
YOLANDA CASTILLO RIOS

Saul Rios
SAUL RIOS

(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 8th day of October, 1996, by YOLANDA CASTILLO RIOS and SAUL RIOS.

NOTARY PUBLIC STATE OF TEXAS
ANITA G. LOZANO
Notary Public
STATE OF TEXAS
My Comm. Exp. July 15, 2000

Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Anita G. Lozano
Jones, Galligan, Key & Lozano, L.L.P.
P. O. Drawer 1247
Weslaco, Texas 78599-1247

PREPARED BY:

Anita G. Lozano
Jones, Galligan, Key & Lozano, L.L.P.
P. O. Drawer 1247
Weslaco, Texas 78599-1247

EXHIBIT "A"

Tract I:

Beginning at the Northwest corner of Lot 4, Block 100, Campacuas Addition, Capisallo District Subdivision, Llano Grande Grant, Hidalgo County, Texas;

Thence, East 264 feet to the point of beginning of the tract herein conveyed;
Thence, South 660 feet;
Thence East 132 feet;
Thence, North 660 feet;
Thence West 132 feet to the point of beginning, for a closure containing 2.0 acres of land more or less.

Tract II:

2.0 acres out of the North 20 acres of Lot 4, Block 100, Campacuas Addition, Capisallo District Subdivision, Llano Grande Grant, Hidalgo County, Texas, described as follows:

Beginning at the Northwest Corner of Lot 4,
Thence South, 330 feet;
Thence North, 330 feet;
Thence East 264 feet;
Thence West 264 feet; to the point of beginning for closure, containing 2.0 acres of land more or less.

SUBJECT TO THE FOLLOWING:

This conveyance is made subject to the following matters, but only to the extent same are in effect at this time and only to the extent that they relate to the hereinabove described property; Restrictions, covenants, easements and outstanding mineral reservations, rights and royalties, if any, shown of record in the hereinabove mentioned county and state, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities, if any.

EXHIBIT "A"

Filed for Record in:
Hidalgo County, Texas
by Jose Eloy Pulido
County Clerk

On: Oct 08, 1996 at 03:26P

As a
Recording

Document Number: 555261
Total Fees : 13.00

Receipt Number - 56709
By,
Mary Lou Cantu

Recorded On-2006-Aug-16 As-1651909

SPECIAL WARRANTY DEED

1651909

Date: **June 16, 2004**

Grantor: **SANDRA RIOS, a single woman**

Grantor's Mailing Address: **Rt. 1, Box 197G**
Hidalgo County

Grantee: **SAMUEL RIOS, a single man**

Grantee's Mailing Address: **Rt. 1, Box 197H**
Mercedes, Texas 78570
Hidalgo County

Consideration: **Love and affection for Grantee**

Property (including any improvements):

All of Grantor's undivided interest in the property described as:

2.0 acres out of the North 20 acres of Lot 4, Block, Block 100, Campacuas Addition, Hidalgo County, Texas, described as follows:

BEGINNING at the Northwest corner of Lot 4,

THENCE, South, 330 feet;

THENCE, North, 330 feet;

THENCE, East, 264 ;

THENCE, West, 264 feet; to the point of beginning, for a closure, containing 2.0 acres of land more or less.

Reservations and Exceptions from Conveyance and Warranty:

1. **Easements and reservations as shown according to the map and plat thereof.**
2. **Ordinances or regulations of the county and city having jurisdiction over the property.**
3. **Visible and apparent easements on or across the subject property.**
4. **Easements, right-of-ways, and prescriptive rights, of record or not; all presently recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect property.**

Recorded On-2006-Aug-16 As-1651909

5. **All rights, obligations, and other matters emanating from and existing by reason of the creation, establishment, maintenance, and operation of the water district having jurisdiction over the property.**
6. **Taxes for 2006 and subsequent years, the payment of which grantee assumes.**

Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof when the claim is by, through, or under Grantor but not otherwise, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

When the context requires, singular nouns and pronouns include the plural.

Sandra Rios

SANDRA RIOS

STATE OF TEXAS § **(Acknowledgment)**

This instrument was acknowledged before me on this the 10th day of July, 2006, by SANDRA RIOS.

ANGELIC SERRANO
Notary Public, State of Texas
My Commission Expires
July 29, 2008

Angelic Serrano

NOTARY PUBLIC, STATE OF TEXAS

AFTER RECORDING, RETURN TO:

SAMUEL RIOS
Rt. 1, Box 197H
Mercedes, Texas 78570

PREPARED IN THE LAW OFFICE OF:

BARRY E. JONES

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales R.G.
Right Of Way Agent

DATE: June 1, 2008

RE: Mile 2 West Road Project (Parcel # 129)
Alfredo & Maria De Los Angeles Guzman

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $500.00

Settlement Offer: $1,000.00

Approved; _____ 6/3/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

Texas Department of Transportation

PO BOX 1717 • PHARR TEXAS 78577-1717 • (956) 702-6100

May 28, 2008

Mr. Joe N. Pena
Director of Right of Way
Hidalgo County
509 E. Earling Road
San Juan, Texas 78589

RE: Counteroffer Acceptance
CSJ: 0921-02-192
Mile 2 West Project
From: Mile 12 N, South
To: US 83 (Mile 2 West)
Parcel 129

Mr. Pena,

After reviewing the counteroffer submitted to your office by the property owner of the above captioned project and parcel, it is this District Evaluation Team's recommendation to accept said counter offer as being prudent and in the best interest of the Texas Department of Transportation.

Please proceed with your acquisition negotiations based on this acceptance of the property owner's counteroffer.

Should you have any questions or comments please feel free to call Ramon Jimenez Jr. at (956) 702-6287.

Sincerely,

For Luana M. Gonzalez
Pharr District ROW Administrator

LMG/rj
cc: File

Sr. Roy Gonzalez

yo Alfredo Guzman y mi esposa
Maria de los Angeles Guzman
Resivimos el paquete que nos
enuio y Consideramos que el
ofrecimiento es poco
y queremos $1000.00
para Cerrar el trato.

Atte

Alfredo Guzman
Maria A. Guzman

RECEIVED
APR 25 2006
RIGHT OF WAY DEPT.

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: **129** Highway: **CS** ROW CSJ: **0921-02-192**

Taking Type: Partial Taking
Size of Remainder: 1.01430 Acres
Type of Property: Rural Residential
Contract Fencing: Undetermined
Appraised by: Leonel, III Garza
Date Appraised: 05/31/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Guzman, Alfredo	Fee Simple	0.01390 Acres	$209.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$209.00	$225.00	$0.00	$0.00	$434.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
A	Fence	Metal	$225.00	$23.00	Not Applicable
		Total:	$225.00	$23.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 129 Highway: CS ROW CSJ: 0921-02-192

V. Recapitulation

Date:	05/31/2007			Recommended Value
Appraiser's Name:	Leonel, III Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.01390 Acres			
VALUE FOR PARCEL	$209.00			$209.00
Land: per.	$15000.00/Acres			
Easement				
Improvements	$225.00			$225.00
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$434.00			$434.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 129 is a partial taking of 0.01392 acres out of Lot 13, Blk 101 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the east line of Mile 2 West Road. The whole property is vacant tract of land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $15,000 per acre for the subject economic unit.

Located within the partial taking is a section of fencing. Said improvements are valued utilizing cost estimates from local contractors.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $434.00 represents current market value.

TABULATION OF VALUES (continued)

Parcel: 129 Highway: CS ROW CSJ: 0921-02-192

VII. Justification and Explanation for Credit if Retained

Item A is assessed a retention value.

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 129 Highway: CS ROW CSJ: 0921-02-192

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are compensable under the State law.

District Reviewing Appraiser — Date: 1/10/2008

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are compensable under the State law.

Contract Reviewing Appraiser — Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are compensable under the State law.

Division Reviewing Appraiser — Date

X. Approval of Values

County/City Representative — Date

District Engineer — Date: 1/24/08

ROW-A-6
(Rev. 7/2004)
GSD-EPC

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	East side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County TX.	District:	N/A
Property Owner:	Alfredo Guzman & Maria De Los Angeles Guzman	Parcel:	129
Address of Property Owner:	RR 2 Box 630 Mission, TX. 78573-5870	CSJ:	0921-01-192
Occupant's Name:	Vacant	Federal Project No:	N/A
Whole: ☐	Partial: ☑ Acquisition	Highway: Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that , it is my opinion the total compensation for the acquisition of the herein described property is $434 as of May 31, 2007, based upon my independent appraisal and the exercise of my professional judgment; on March 16, 2007, and May 29, 2007(date)(s), I personally inspected in the field the property herein appraised; I afforded Alfredo Guzman & Maria De Los Angeles Guzman, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State,

and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

January 9, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date: 1/16/08

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within Hidalgo County. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the eastern frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 1.0282 acre (44,788 square foot) net tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road have been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 1.83 acres to 10.0 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 9,008 square feet (0.2068 acres), in which a portion of 8,398 square feet (0.1928 acres) lies within existing road right of way, leaving a net land area to be acquired is 605 square feet (0.0139 acres). The proposed partial acquisition has approximately 280.00 lineal feet of frontage along the eastern side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a residential use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.2068	9,008
Existing ROW	0.1928	8,398
To Be Acquired (Net)	0.0139	605

Legal Description of The Part To Be Acquired

A 0.2068 (9,006 square feet) of an acre tract of land, more or less, out of a 1.2210 acre tract of land out of Lot 13, Blk. 101, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Alfredo Guzman & Maria De Los Angeles Guzman. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-101-0013-57. The subject property land assessment was indicated to be $13,153. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the Edinburg and Pharr markets. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as if vacant and as improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential purposes based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

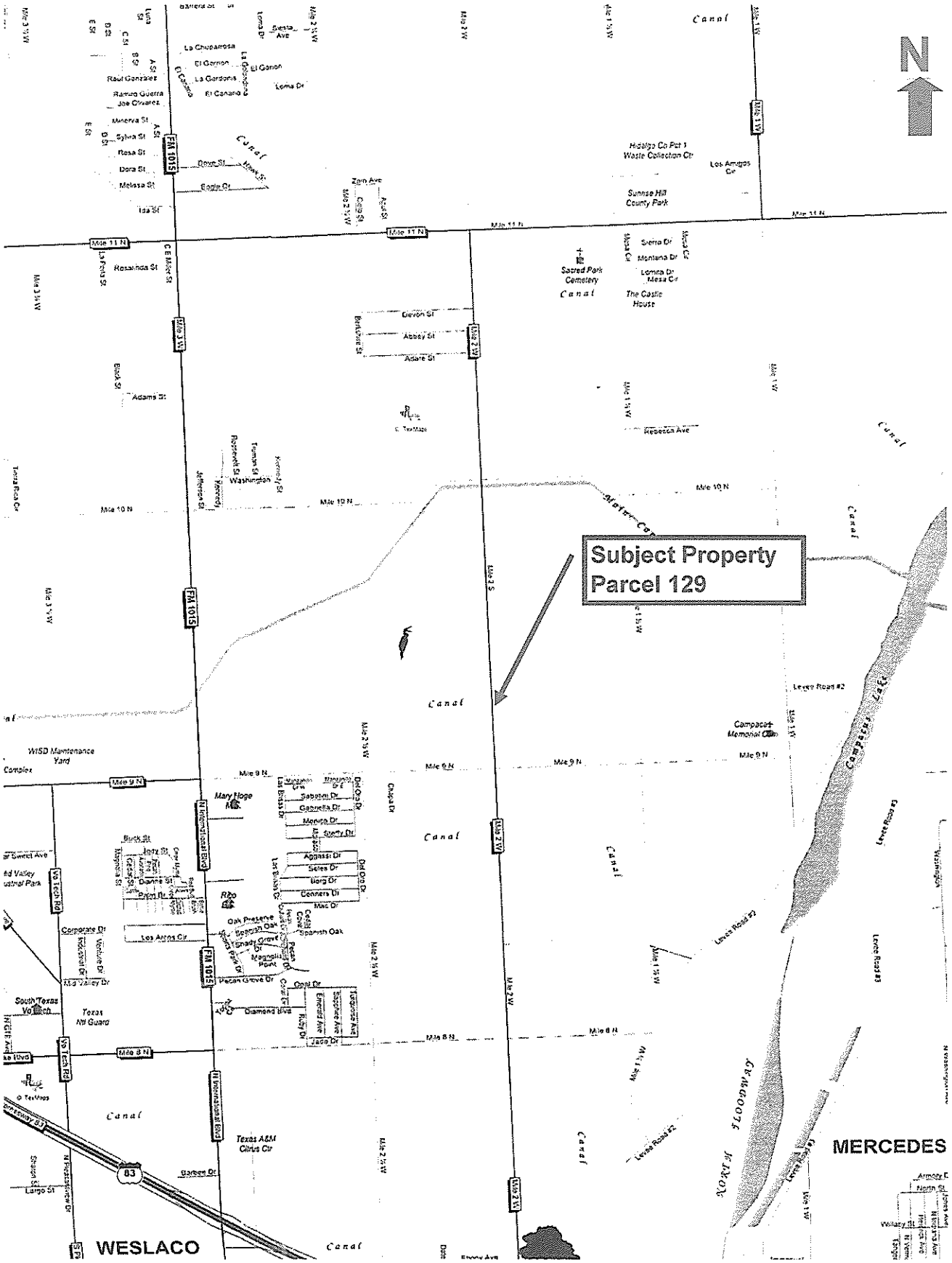
Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as if vacant" and "as improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the eastern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential, commercial, and light to heavy industrial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a residential use "as if vacant" and "as improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

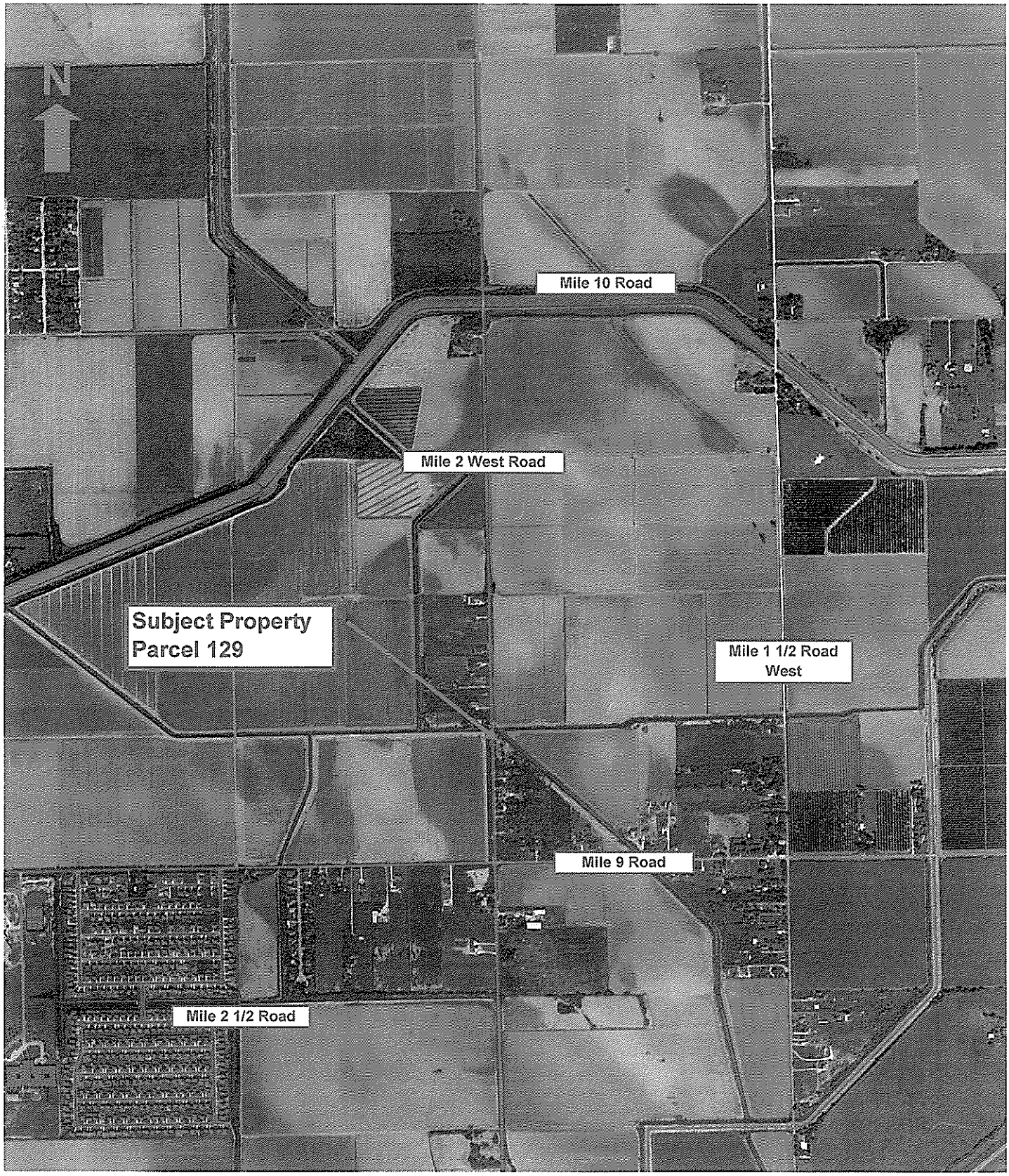
After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as if vacant" and "as improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY



Copyright 1996-2006 TexMaps

AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 129

Local Address: East side of Mile 2 West Road,, located north of Mile 9 Road in Hidalgo County TX.

Date Taken: March 16, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Eastern View
Photo 2: Northern View

Photo 1
Eastern view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Northern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

Photo 3
Northern view of from Mile 2 West Road.

Photo 4
Southern view of Mile 2 West Road.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 53,187 square foot (1.221 acres) vacant tract of land located along eastern side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.2068 acres (9,008 square feet) gross of which a portion of 0.1928 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.0139 acres (605 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of agricultural use, single family residential and small commercial developments. Several properties along Mile 2 West Road and the near by areas are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Alfredo Guzman and Maria De Los Angeles Guzman as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Alfredo Guzman and Maria De Los Angeles Guzman. The subject property was transferred from Jose Diego De Leon and Hortencia Sanchez De Leon (Grantor) to Alfredo Guzman and Maria De Los Angeles Guzman (Grantee) on February 26, 1998. Therefore, the subject has been in the name of Alfredo Guzman and Maria De Los Angeles Guzman for over nine (9) years.

Legal Description: (Whole Property) A 1.2210 acre tract of land out of Lot 13, Blk. 101, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Legal Description: (Part to be Acquired) A 0.2068 (9,006 square feet) of an acre tract of land, more or less, out of a 1.2210 acre tract of land out of Lot 13, Blk. 101, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the off-site inspection of the subject property, no building improvements were indicated within nor affected by the part to be acquired. Located within the part to be acquired are several site improvements which shall be taken as a result of the acquisition which will be itemized on page 5.0 of this report. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Residential Development

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1	Comp. No. 2	Comp. No. 3
Grantor	Jose Diego De Leon, and wife Hortencia Sanchez De Leon	Reynaldo Garcia, Jr.	David Keith Brannan and Joel Collin Brannan	Telesforo Barrera and wife, Rosita R. Barrera
Grantee	Alfredo Guzman & Maria De Los Angeles Guzman	Julio C. Avila and wife, Maribel Avila	Rogelio G. Robles and wife, Guadalupe E. Robles	Maria Luisa Lopez Castrejon
Date of Sale	February 26, 1998	June 6, 2005	November 29, 2005	February 17, 2005
Unit Price	/ Ac	20,765 / Ac	5,000 / Ac	7,500 / Ac
Relative Location	Average	Superior -20%	Inferior 20%	Inferior 20%
Lot Location	Interior Tract	Interior Tract 0%	Interior Tract 0%	Interior Tract 0%
Financing	Conventional	Similar 0%	Similar 0%	Similar 0%
Conditions of Sale	Cash To Seller	Similar 0%	Similar 0%	Similar 0%
Market Conditions	Average	Similar 0%	Similar 0%	Similar 0%
Physical Characteristics	Typical of Market	Similar 0%	Similar 0%	Similar 0%
Available Utilities	Water / Electricity / Phone	Similar 0%	Similar 0%	Similar 0%
Street Access / Frontage	Mile 2 West	Mile 11 North Road 0%	Mile 15th North Road 0%	Mile 14th & 1/2 North Road 0%
Size of Tract	1.22 Ac	1.83 Ac -	5.00 Ac 10%	10.00 Ac 15%
Net Adjustments		Δ -20%	Δ 30%	Δ 35%
Indicated Unit Value		$ 16,612 / Ac	$ 6,500 / Ac	$ 10,125 / Ac

Estimated Unit Value of Fee Simple Area $ 15,000 / Ac

Estimated Value by Sales Comparison Approach **(0.0139 Ac. x $ 15,000 per Ac.)** $ 209
(Includes Part To Be Acquired Only)

Comparable Sale No. 1

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 129 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Reynaldo Garcia, Jr. Grantee/Lessee: Julio C. Avila and wife, Maribel Avila

Date: June 6, 2005 Recording Information: Document# 1486507 Key Map: N/A

Address: Located along the northern side of Mile 11 Road, located east of FM 1015, Hidalgo County, Texas. Zip Code: 78501

Legal Description: All of Lot 7, Jo Mar Estates, an Addition to the City of Weslaco, Hidalgo County, Texas, according to the map recorded in Volume 30, Page 80, Map Records in the Office of County Clerk of Hidalgo County, Texas.

Confirmed Price : $ 38,000 Verified with: MLS# L99921S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 1.83 Acres or 79,715 Sf Unit Price as Vacant : $ 20,765 / Ac or $ 0.48 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Use

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information: The subject property is located on the north side of Mile 11, just east of FM 1015 in Hidalgo County, Texas. The property has 150' lineal feet of frontage along Mile 11 Road. The subject property is Lot 7 of the Jo Mar Subdivision. Jo Mar Subdivision is a residential subdivision consisting of large tracts of land with deed restrictions, limiting the minimal living area to 1,400 sq of living area.

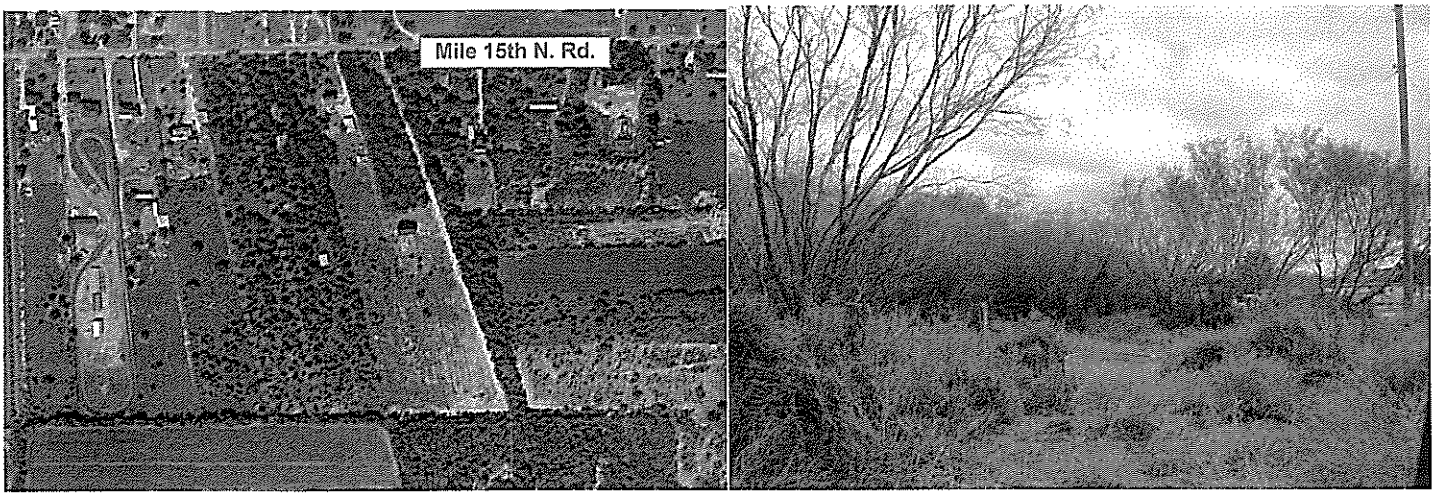
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 129 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: David Keith Brannan and Joel Collin Brannan Grantee/Lessee: Rogelio G. Robles and wife, Guadalupe E. Robles

Date: November 29, 2005 Recording Information: Document# 1554988 Key Map: N/A

Address: South side of Mile 15 Road, about 1/4 mile west of FM 88. Zip Code: 78539

Legal Description: A 5.00 acre tract of land out of Farm Tract Four Hundred Six (406), West and Adams Tract Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 2, Page 34-37, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 25,000 Verified with: MLS# L01077S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 5.00 Acres or 217,800 Sf Unit Price as Vacant : $ 5,000 /Acre or $ 0.11 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

The subject property is located on the south side of Mile 15, just west of FM 88 in Hidalgo County, Texas. The property has 142.66' lineal feet of frontage along Mile 15 Road. The subject property is an irregular shape tract located about one mile south of Elsa.

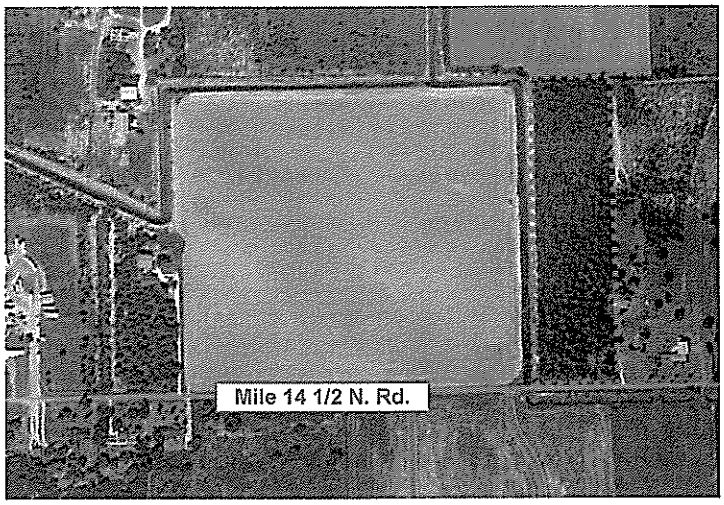
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 129 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adams Tracts Subdivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price: $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Acre or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

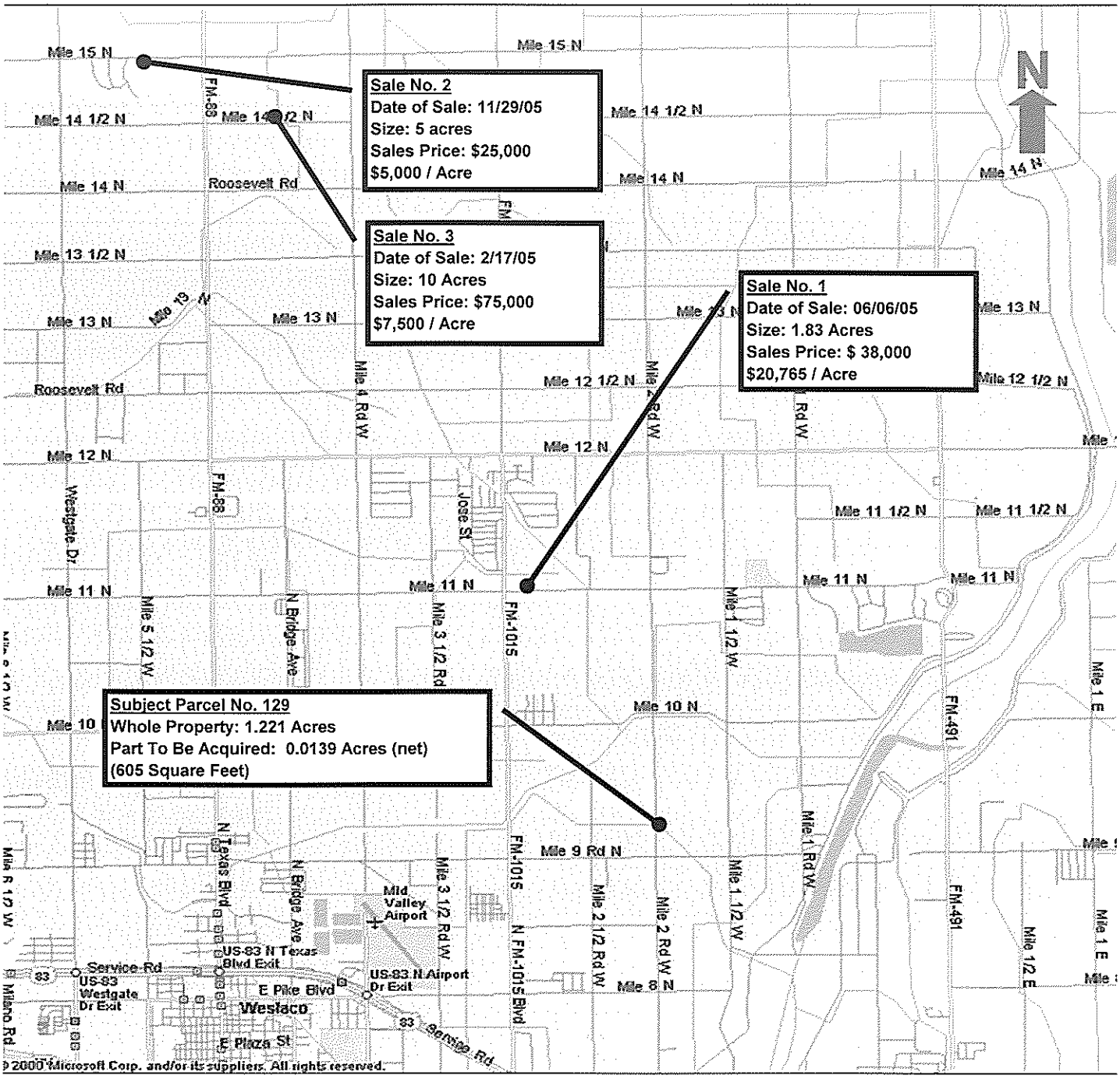
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

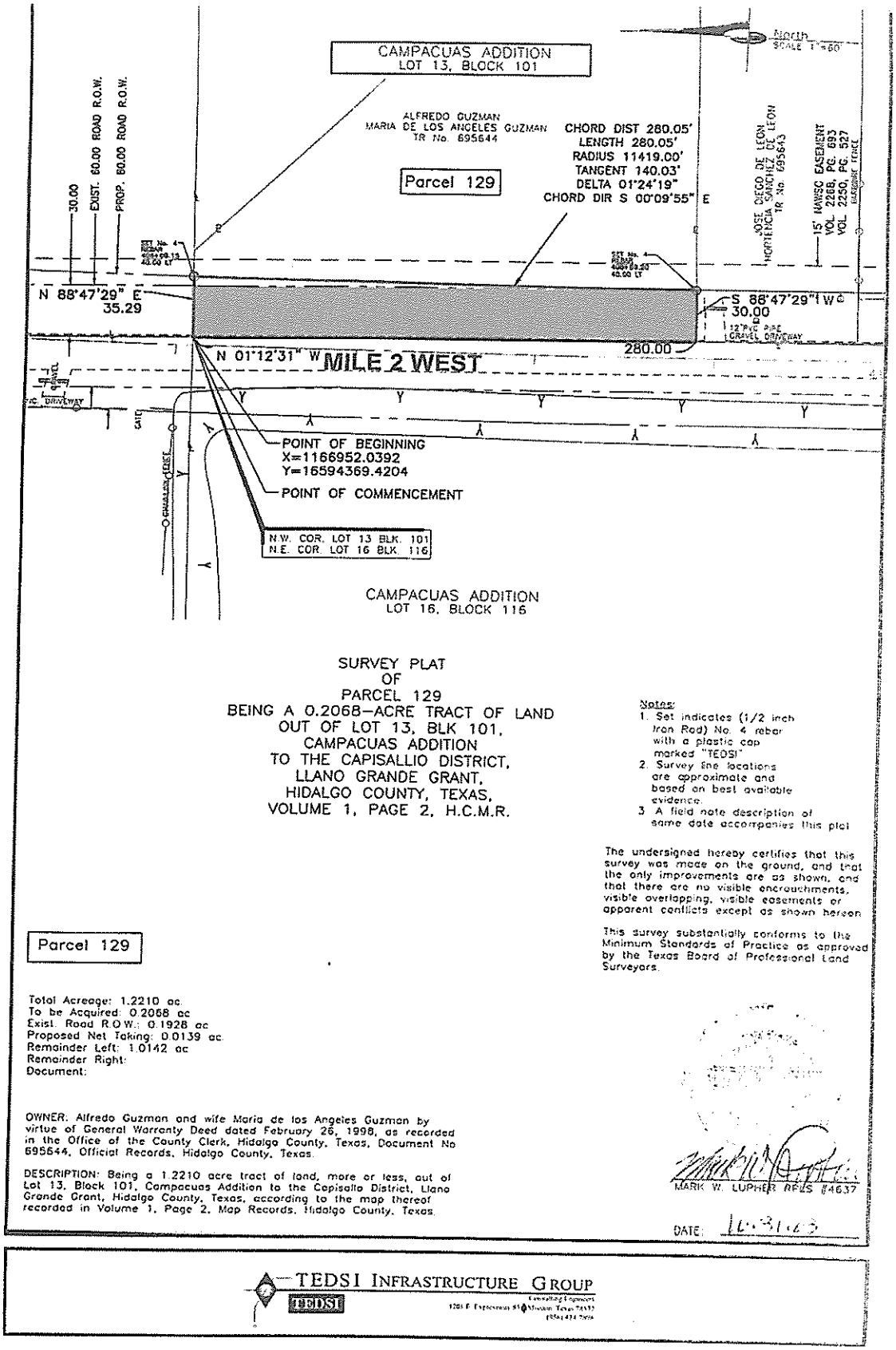
The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject properties Net acreage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



SURVEY PLAT
OF
PARCEL 129
BEING A 0.2068–ACRE TRACT OF LAND
OUT OF LOT 13, BLK 101,
CAMPACUAS ADDITION
TO THE CAPISALLIO DISTRICT,
LLANO GRANDE GRANT,
HIDALGO COUNTY, TEXAS,
VOLUME 1, PAGE 2, H.C.M.R.

Notes:
1. Set indicates (1/2 inch Iron Rod) No. 4 rebar with a plastic cap marked "TEDSI"
2. Survey line locations are approximate and based on best available evidence.
3. A field note description of same date accompanies this plat

The undersigned hereby certifies that this survey was made on the ground, and that the only improvements are as shown, and that there are no visible encroachments, visible overlapping, visible easements or apparent conflicts except as shown hereon.

This survey substantially conforms to the Minimum Standards of Practice as approved by the Texas Board of Professional Land Surveyors.

Parcel 129

Total Acreage: 1.2210 ac
To be Acquired: 0.2068 ac
Exist. Road R.O.W.: 0.1928 ac
Proposed Net Taking: 0.0139 ac
Remainder Left: 1.0142 ac
Remainder Right:
Document:

OWNER: Alfredo Guzman and wife Maria de los Angeles Guzman by virtue of General Warranty Deed dated February 26, 1998, as recorded in the Office of the County Clerk, Hidalgo County, Texas, Document No 695644, Official Records, Hidalgo County, Texas.

DESCRIPTION: Being a 1.2210 acre tract of land, more or less, out of Lot 13, Block 101, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, according to the map thereof recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas.

MARK W. LUPHER RPLS #4637

DATE: 12-31-13

TEDSI INFRASTRUCTURE GROUP

Yellow Highlight = Proposed Right-of-Way ; Green Highlight = Existing Right-of-Way

FIELD NOTES OF PART TO BE ACQUIRED (Page 1 of 2)

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTORS: ALFREDO GUZMAN AND WIFE MARIA DE LOS ANGELES GUZMAN

FIELD NOTES FOR PARCEL - 129

Being a 0.2068 (9,006 square feet) of an acre tract of land, more or less, out of a 1.2210-acre tract of land out of Lot 13, Blk. 101, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 1.2210-acre tract of land is vested to Alfredo Guzman and wife Maria De Los Angeles Guzman by virtue of a General Warranty Deed dated February 26, 1998, recorded under Document No. 695644, Official Records, Hidalgo County, Texas. Said 0.2068 (9,006 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northwest corner of Lot 13, Blk. 101, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1, Pg. 2, Hidalgo County Map Records, and **POINT OF BEGINNING,** with grid coordinates of X = 1,166,952.0392 and Y = 16,594,369.4204. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 88° 47' 29" E, with and along the North line of Lot 13, for a distance of 35.29 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Northeast corner of said tract herein described;

THENCE, In a Southeasterly direction with the proposed East Right-of-Way line of said Mile 2 West and with the line of said curve to the left with an arc angle of 01° 24' 19", a radius of 11,419.00 feet, a tangent of 140.03 feet, a curve length of 280.05 feet, a chord that bears S 00° 09' 55 E and a chord length of 280.05 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for a point on the proposed East Right-of-Way line of said Mile 2 West;

FIELD NOTES OF PART TO BE ACQUIRED (Page 2 of 2)

THENCE, S 88° 47' 29" W, parallel to the North line of Lot 13, for a distance of 30.00 feet to the Southwest corner of said tract herein described;

THENCE, N 01° 12' 31" W, for a distance of 280.00 feet to the POINT OF BEGINNING and containing 0.2068 (9,006 square feet) of an acre of land, of which 0.1928 of an acre lies in the existing Mile 2 West Road Right-of-Way and leaving a PROPOSED NET TAKING of 0.0139 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description.

Mark W. Lupher – R.P.L.S. # 4637

Date: 10.31.03

Explanation of Adjustments with Reconciliation:
During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located at the along the north line of Mile 11 North Road east of FM 1015. The property was purchased for residential development. The comparable sale is located in a superior market area as the subject property and as such a downward adjustment of -20% for location is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $16,612 per acre.

Sale No. 2 is located on the south line of Mile 15 North Road west of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +10% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $6,500 per acre.

Sale No. 3 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +15% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $10,125 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $5,000 per acre to $20,675 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $6,500 per acre to $16,612 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper range was selected, $15,000 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.0139 Acre (605 square feet)	@	$	15,000	per acre	$ 209

Improvements:	(15) Fence Posts	$	225
		$	-
		$	-
		$	-
		$	-
	Total Improvements	**$**	**225**

TOTAL ESTIMATED VALUE	$	434
Cost To Cure Damages	$	-
Estimated Total Compensation	**$**	**434**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed

Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1328375-General

Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 129
Alfredo Guzman & Maria De Los Angeles Guzman
RR 2 Box 630
Mission, Texas 78573-5870

To Whom It May Concern:

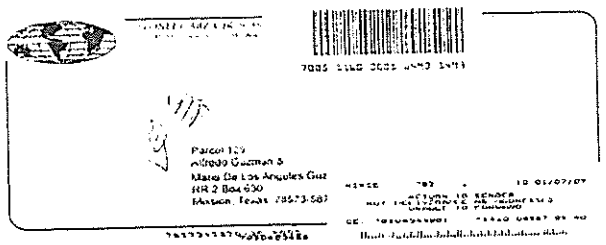
Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134



Leonel Garza Jr. & Associates LLC

UNITED STATES POSTAL SERVICE

Track & Confirm

Search Results

Label/Receipt Number: 7005 1160 0001 0493 1493
Status: Moved, Left no Address

Your item was returned to the sender on January 6, 2007 because the addressee moved and left no forwarding address.

Track & Confirm

Enter Label/Receipt Number.

Notification Options

Track & Confirm by email

Get current event information or updates for your item sent to you or others by email. Go >

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695644

GENERAL WARRANTY DEED

THE STATE OF TEXAS §
§ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF HIDALGO §

THAT THE UNDERSIGNED, JOSE DIEGO DE LEON and wife HORTENCIA SANCHEZ DE LEON, hereinafter referred to as "Grantor", whether one or more, for and in consideration of the sum of TEN DOLLARS ($10.00) cash, and other good and valuable consideration in hand paid by the Grantee, herein named, the receipt and sufficiency of which is hereby fully acknowledged and confessed, has GRANTED, SOLD and CONVEYED, and by these presents does hereby GRANT, SELL and CONVEY unto ALFREDO GUZMAN and wife MARIA DE LOS ANGELES GUZMAN, herein referred to as "Grantee", whether one or more, the real property described on attached Exhibit "A".

This conveyance, however, is made and accepted subject to any and all validly existing encumbrances, conditions and restrictions, relating to the hereinabove described property as now reflected by the records of the County Clerk of Hidalgo County, Texas and described as follows:

1. Save & Except an undivided 1/2 interest in all oil, gas and other minerals on, in, under, or that may be produced from the herein conveyed premises as excepted in instrument recorded in Volume 959, Page 521, Deed Records, Hidalgo County, Texas.
2. Easement for Right of Way granted to Hidalgo County as set forth in instrument recorded in Volume 974, Page 170, Deed Records, Hidalgo County, Texas.
3. Rules, regulation, right of way and easements in favor of Hidalgo & Cameron Counties Water Control & Improvement District No. 9.
4. Standby fees, taxes and assessments by and taxing authority for the year 1998 and subsequent years, and assessments by any taxing authority for prior years due to change in land usage or ownership.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said Grantee, Grantee's heirs, executors, administrators, successors and/or assigns forever; and Grantor does hereby bind Grantor, Grantor's heirs, executors, administrators, successors and/or assigns to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said Grantee, Grantee's heirs, executors, administrators, successors and/or assigns, against every person whomsoever claiming or to claim the same or any part thereof.

THIS DOCUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES HERETO. NO TITLE EXAMINATION HAS BEEN REQUESTED

IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT, NOR WAS ANY PROVIDED. THE PREPARER EXPRESSES NO OPINION ON TITLE TO THIS PROPERTY.

Current ad valorem taxes on said property having been prorated, the payment thereof is assumed by Grantee.

EXECUTED this 26 day of February, 1998.

Jose Diego De León
JOSE DIEGO DE LEON

Hortencia Sánchez de León
HORTENCIA SANCHEZ DE LEON

Grantee's Address:

Rt. Box 44 GNA
Mission, Texas

THE STATE OF TEXAS §
§
COUNTY OF HIDALGO §

The foregoing instrument was acknowledged before me on the 26 day of February, 1998, by JOSE DIEGO DE LEON and wife HORTENCIA SANCHEZ DE LEON.

SYLVIA CASTILLO
Notary Public
STATE OF TEXAS
My Comm. Exp. Feb.27, 1999

Sylvia Castillo
NOTARY PUBLIC, STATE OF TEXAS

Sylvia Castillo
PRINTED NAME OF NOTARY

MY COMMISSION EXPIRES:

2-27-99

EXHIBIT "A"

DESCRIPTION OF 1.221 ACRES OF LAND
OUT OF LOT 13, BLOCK 101
CAMPACUAS ADDITION, HIDALGO COUNTY, TEXAS

TRACT 1

Being 1.221 acres of land situated in Hidalgo County, Texas, and being out of Lot 13, Block 101, Campacuas Addition; said Campacuas Addition being recorded in Volume 1, Page 2 of the Hidalgo County Map Records, and said 1.221 acre tract being more particularly described by metes and bounds as follows:

BEGINNING at a nail set for the northwest corner of said Lot 13 and the northwest corner of said tract herein described;

THENCE East, 50.00 feet, with the north line of said Lot 13 to a point for the northeast corner of said tract herein described;

THENCE South 45 degrees 00'00" East, 395.98 feet, along a drain ditch to a point for the southeast corner of said tract herein described;

THENCE West, at a distance of 65.00 feet pass a ½-inch iron rod set for reference, at a distance of 300.00 feet pass a ½-inch iron rod set for reference on the apparent east right-of-way line of Mile 2 West road (apparent 60 feet wide) and continuing for a total distance of 330.00 feet to a nail set for the southwest corner of said tract herein described;

THENCE North, 280.00 feet, with the west line of said Lot 13 and with the centerline of said Mile 2 West Road to the POINT OF BEGINNING and containing 1.221 acres of land more or less.

Filed for Record in:
Hidalgo County, Texas
by Jose Eloy Pulido
County Clerk

On: Jul 24,1998 at 10:30A

As a
Recording

Document Number: 695644
Total Fees : 13.00

Receipt Number - 164413
By,
Bea Cruz

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales R.A
Right Of Way Agent

DATE: June 1, 2008

RE: Mile 2 West Road Project (Parcel # 160)
Samuel Z. Nieto & Maria E. Nieto

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $500.00

Settlement Offer: $1,000.00

Approved; 6/3/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

Texas Department of Transportation

PO BOX 1717 • PHARR TEXAS 78577-1717 • (956) 702-6100

May 28, 2008

Mr. Joe N. Pena
Director of Right of Way
Hidalgo County
509 E. Earling Road
San Juan, Texas 78589

RE: Counteroffer Acceptance
CSJ: 0921-02-192
Mile 2 West Project
From: Mile 12 N, South
To: US 83 (Mile 2 West)
Parcel 160

Mr. Pena,

After reviewing the counteroffer submitted to your office by the property owner of the above captioned project and parcel, it is this District Evaluation Team's recommendation to accept said counter offer as being prudent and in the best interest of the Texas Department of Transportation.

Please proceed with your acquisition negotiations based on this acceptance of the property owner's counteroffer.

Should you have any questions or comments please feel free to call Ramon Jimenez Jr. at (956) 702-6287.

Sincerely,

For Luana M. Gonzalez
Pharr District ROW Administrator

LMG/rj
cc: File

LAW OFFICE OF ALEJANDRO MORENO, JR.
210 W. CANO, SUITE B
EDINBURG, TEXAS 78539
(956) 381-8000/ Fax: (956) 381-8022

April 21, 2008

Jose N. Pena, Director
Right-of-Way Dept.
County of Hidalgo
509 E. Earling Rd.
San Juan, Texas 78589

RE: Mile 2 West Road Project
CSJ# 0921-02-170
Parcel # 160

Dear Mr. Pena:

I represent Mr. Samuel Z. Nieto and wife, Maria Elva Nieto with respect to the offer made by you in letter dated April 14, 2008 to acquire a portion of my clients' land for road improvements. Please be advised that my clients have considered your offer and have rejected it as being too low.

I was authorized to make a counteroffer to you of $1,000.00 for the parcel you seek. This value is more in line with current values and with the increased value of a smaller tract, which your appraisal does not properly consider. While I was told you were only taking a corner clip, actually the plot description indicates that you are also acquiring a small portion along the eastern side of the property. My clients believe this counteroffer is fair and ask that you approve it.

In order to help expedite the negotiations, my clients have signed the Right of Entry and Possession and I am delivering it herewith.

If you have any question regarding this matter, please contact me at your convenience.

Sincerely,

Alex Moreno

Alejandro Moreno, Jr.
Attorney-At-Law

RECEIVED
APR 21 2008
RIGHT OF WAY DEPT.

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: 160 Highway: CS ROW CSJ: 0921-02-192

Taking Type: Partial Taking
Size of Remainder: 14.63390 Acres
Type of Property: Residential
Contract Fencing: Undetermined
Appraised by: Leonel, III . Garza
Date Appraised: 05/31/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Nieto, Samuel Z.	Fee Simple	0.01110 Acres	$500.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$500.00	$0.00	$0.00	$0.00	$500.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
		Total:	$0.00	$0.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

TABULATION OF VALUES (continued)

Parcel: 160 Highway: CS ROW CSJ: 0921-02-192

V. Recapitulation

Date:	05/31/2007			Recommended Value
Appraiser's Name:	Leonel, III . Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.01110 Acres			
VALUE FOR PARCEL	$149.00			$500.00
Land: per.	$13461.00/Acres			
Easement				
Improvements				
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$149.00			$500.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 160 is a partial taking of 0.0111 acres out of Lot 16, Blk 115 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the NWC of Mile 2 West Road and Mile 8 Road in Hidalgo County. The whole property is improved land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $13,461per acre for the subject economic unit.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $149.00 represents current market value.

The appraiser's value of $149.00 appears to be well supported by information contained within this appraisal report. However, in order to expedite negotiations, and as outlined in Chapter 2, Section 11 of the Appraisal and Review Manual, this reviewer recommends a value of $500.00 for acquisition of the parcel.

TABULATION OF VALUES (continued)

Parcel: 160 Highway: CS ROW CSJ: 0921-02-192

VII. Justification and Explanation for Credit if Retained

NA

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 160 Highway: CS ROW CSJ: 0921-02-192

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date: 3/31/08

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Contract Reviewing Appraiser — Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Division Reviewing Appraiser — Date

X. Approval of Values

County/City Representative — Date

District Engineer — Date: 3/31/08

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	Located along the NWC of Mile 2 West Road and Mile 8 Road in Hidalgo County, TX.	District:	N/A
Property Owner:	Samuel Z. Nieto & Maria E. Nieto	Parcel:	160
Address of Property Owner:	920 East Alan Street Pharr, Texas, 78577-2602	CSJ:	0921-01-192
Occupant's Name:	Samuel Z. Nieto & Maria E. Nieto	Federal Project No:	N/A
Whole: ☐	Partial: ☑ Acquisition	Highway: Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that , it is my opinion the total compensation for the acquisition of the herein described property is $149 as of May 31, 2007, based upon my independent appraisal and the exercise of my professional judgment; on February 27, 2007 and May 29, 2007, (date)(s), I personally inspected in the field the property herein appraised; I afforded Samuel Z. Nieto & Maria E. Nieto, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State,

and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

January 9, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date: 3/31/08

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within the County of Hidalgo. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the western frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 14.645 acre (637,936 square foot) net tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road have been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 10.00 acres to 70.572 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 15,934 square feet (0.3658 acres), in which a portion of 15,451 square feet (0.3547 acres) lies within existing road right of way, leaving a net land area to be acquired is 484 square feet (0.0111 acres). The proposed partial acquisition has approximately 495.00 lineal feet of frontage along the western side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a residential use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.3658	15,934
Existing ROW	0.3547	15,451
To Be Acquired (Net)	0.0111	484

Legal Description of The Part To Be Acquired

A 0.3658 (15,934 square feet) of an acre tract of land, more or less, out of a 15.00 acre tract of land, out of Lot 16, Blk. 115, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Samuel Z. Nieto & Maria E. Nieto. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-115-0016-05, & C0700-00-115-0016-10. The subject property land assessment was indicated to be $95,125. The indicated unit assess rate for the subject property was indicated to be $7,153 per acre and $400 per acre for agricultural use. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the Edinburg and Pharr markets. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as vacant and as if improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential development based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

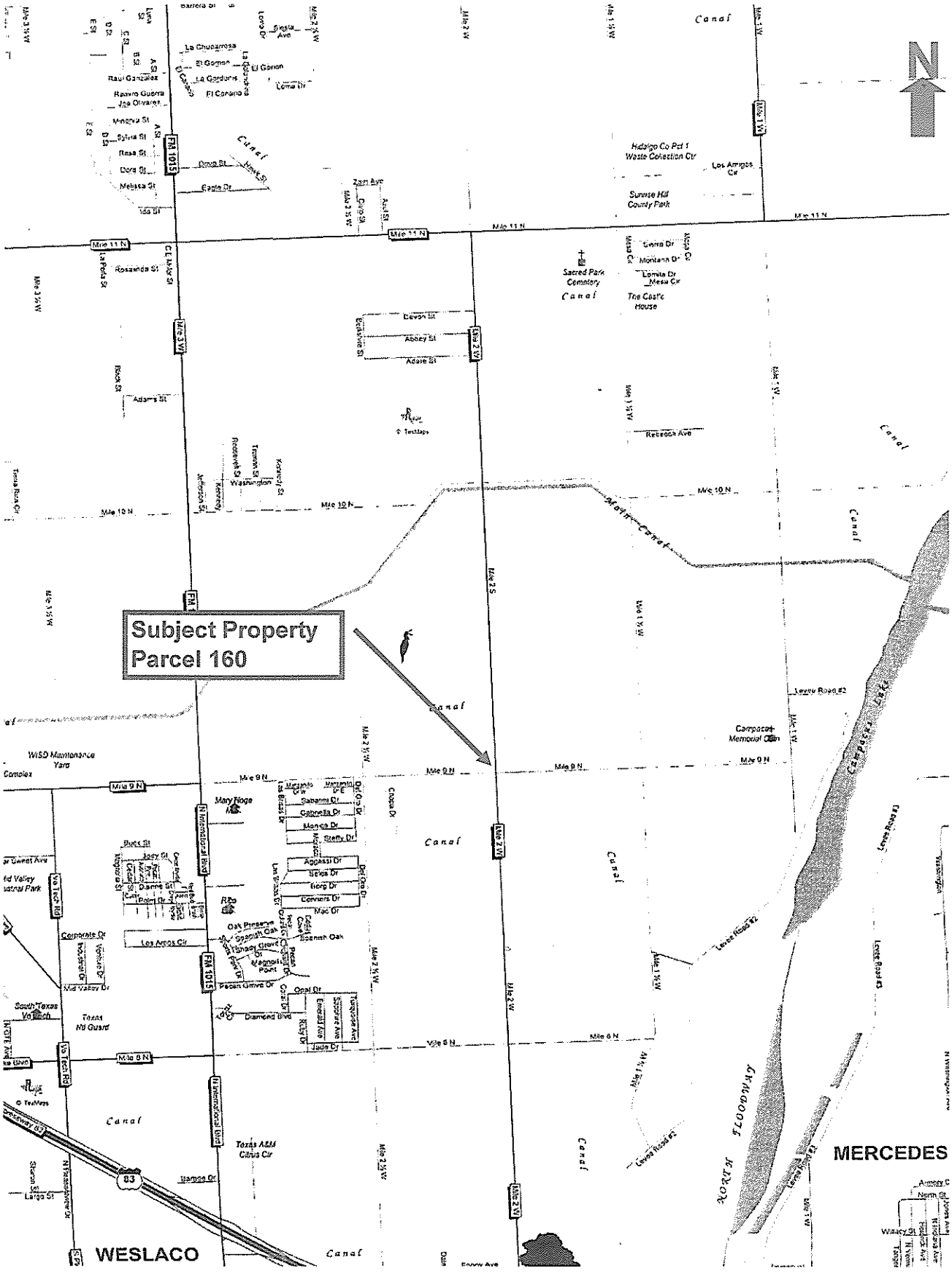
Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as vacant" and "as if improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the eastern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential, commercial, and light to heavy industrial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a residential use "as vacant" and "as if improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

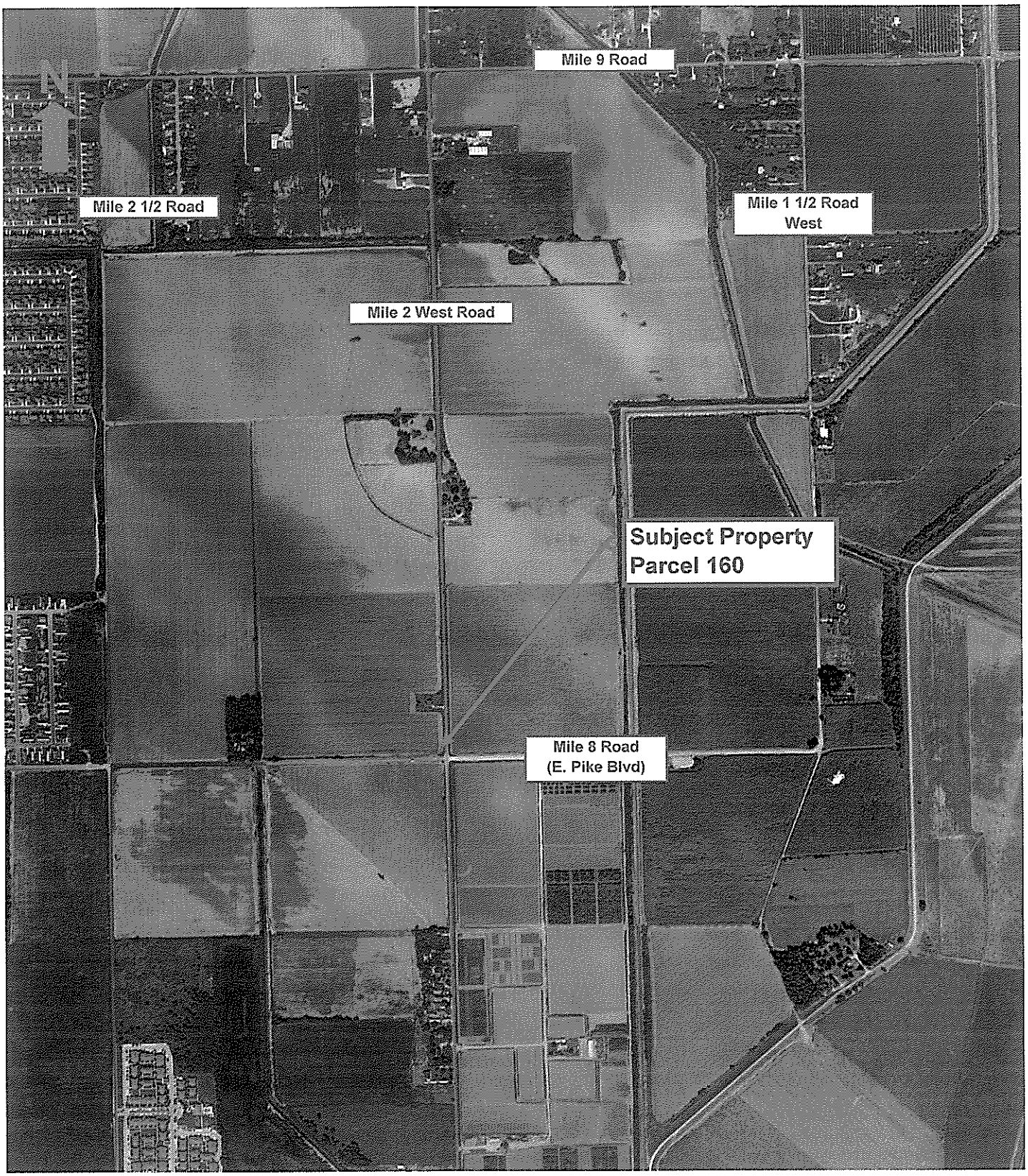
After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as vacant" and "as if improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY



Copyright 1996-2006 TexMaps

AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)

NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 160

Local Address: Located along the NWC of Mile 2 West Road and Mile 8 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Western View
Photo 2: Western View

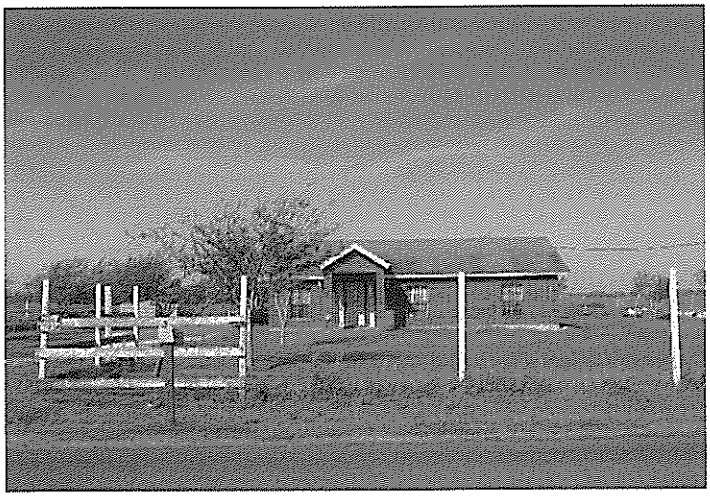


Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Western view of subject property (agricultural use) taken from existing Mile 2 West Road Right-of-way.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

Photo 3
Northern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

Photo 4
Southern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 160

Local Address: Located along the NWC of Mile 2 West Road and Mile 8 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 5: Mile 2 West Road R.O.W.
Photo 6: Mile 2 West Road R.O.W.

Looking: Photo 5: Northern View
Photo 6: Southern View

Photo 5
Northern view of Mile 2 West.

Photo 6
Southern view of Mile 2 West.

2. Point from which taken: Photo 7: Mile 2 West Road R.O.W.
Photo 8: Mile 2 West Road R.O.W.

Looking: Photo 7: Western View
Photo 8: Western View

Photo 7
Additional western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 8
Western view of the NWC of Mile 8 and Mile 2 Roads.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 653,400 square foot (15.00 acres) tract of land currently being utilized for mixed use (residential/ agricultural use) located along western side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.658 acres (15,934 square feet) gross of which a portion of 0.3547 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.0111 acres (484 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of single family residential and small commercial developments. Several properties along Mile 2 West Road are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Samuel Z. Nieto, & Maria E. Nieto, as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Samuel Z. Nieto, & Maria E. Nieto. The subject property was transferred from Emma Jean Haas & Theo R. Haas (Grantor) to Samuel Z. Nieto, & Maria E. Nieto (Grantee) on May 8, 1997. Therefore, the subject has been in the name of Samuel Z. Nieto, & Maria E. Nieto for over nine (9) years.

Legal Description: (Whole Property) A 15.00 acre tract of land, out of Lot 16, Blk. 115, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas

Legal Description: (Part to be Acquired) A 0.3658 (15,934 square feet) of an acre tract of land, more or less, out of a 15.00 acre tract of land, out of Lot 16, Blk. 115, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the on-site inspection of the subject property, no building improvements were indicated within nor affected by the part to be acquired. Located within the part to be acquired are several site improvements which shall be taken as a result of the acquisition which will be itemized on page 5.0 of this report. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Residential Development

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1		Comp. No. 2		Comp. No. 3	
Grantor	Emma Jean Haas & Theo R. Haas	Telesforo Barrera and wife, Rosita R. Barrera		Hilda Barbosa Garcia and Land of Two Sunshines L.P.		Jack McClelland	
Grantee	Samuel Z. Nieto & Maria E. Nieto	Maria Luisa Lopez Castrejon		Five L Development, LTD.		San Mateo Investments, L.L.C.	
Date of Sale	May 8, 1997	February 17, 2005		September 15, 2005		February 15, 2006	
Unit Price	/ Ac	7,500	/ Ac	6,875	/ Ac	13,461	/ Ac
Relative Location	Average	Inferior	20%	Similar	0%	Similar	0%
Lot Location	Corner Tract	Interior Tract	5%	Corner Tract	0%	Interior Tract	5%
Financing	Conventional	Similar	0%	Similar	0%	Similar	0%
Conditions of Sale	Cash To Seller	Similar	0%	Similar	0%	Similar	0%
Market Conditions	Average	Similar	0%	Similar	0%	Similar	0%
Physical Characteristics	Typical of Market	Similar	0%	Similar	0%	Similar	0%
Available Utilities	Water / Electricity / Phone	Inferior	5%	Inferior	5%	All Municipal Utilities Available	0%
Street Access / Frontage	Mile 2 Road & Mile 8 Road	Mile 14 1/2 Road	0%	Mile 2 Road & Mile 11 N. Road	0%	Mile 2 Road & Mile 2 1/2 Road	0%
Size of Tract	15.00 Ac	10.00 Ac	-5%	40.00 Ac	10%	70.57 Ac	15%
Net Adjustments		Δ	25%	Δ	15%	Δ	20%
Indicated Unit Value		$ 9,375	/ Ac	$ 7,906	/ Ac	$ 16,153	/ Ac

Estimated Unit Value of Fee Simple Area $ **13,461** / Ac

Estimated Value by Sales Comparison Approach **(0.0111 Ac. x $ 13,461 per Ac.)** $ **149**
(Includes Part To Be Acquired Only)

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 160 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adams Tracts Subdivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price : $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Ac or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information: The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject properties Net acreage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 2

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 160 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Hilda Barbosa Garcia and Land of Two Sunshines L.P. Grantee/Lessee: Five L Development, LTD.

Date: September 15, 2005 Recording Information: Document# 1527359 Key Map: N/A

Address: Northwest corner of Mile 2 and Mile 11 North Road intersection, Hidalgo County, Texas. Zip Code: 78596

Legal Description: All of Colonia Lucero Del Norte, Hidalgo County, Texas, according to the map recorded in Volume 24, Page 69-B, Map records in the Office of the County Clerk of Hidalgo County, Texas.

Confirmed Price: $ 275,000 Verified with: MLS# L04254S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 40.00 Acres or 1,742,400 Sf Unit Price as Vacant : $ 6,875 /Acre or $ 0.16 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information:

The subject property is located at the northwest corner of Mile 2 and Mile 11North Road. The property contains 1,320 feet of frontage on Mile 2 and Mile 11 North Road. The subject property was purchased for the development of a single family residential subdivision.

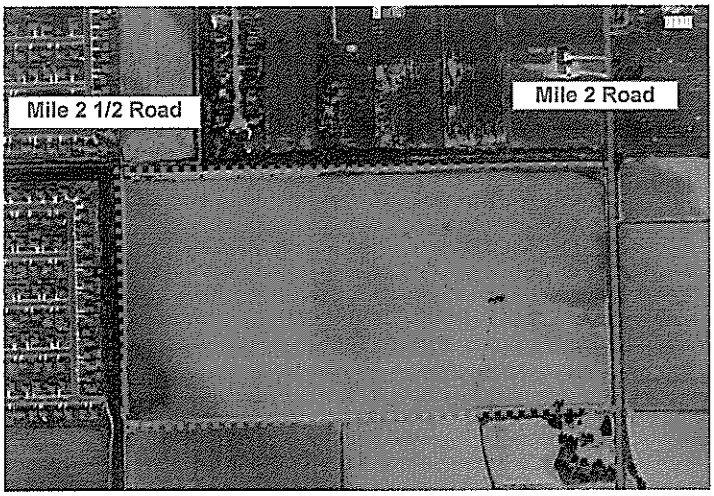
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 3

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 160 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☑



Grantor/ Lessor: Jack McClelland Grantee/Lessee: San Mateo Investments, L.L.C.

Date: February 15, 2006 Recording Information: Document# 1583683 Key Map: N/A

Address: West side of Mile 2 Road, south of Mile 9 Road, Hidalgo County, Texas. Zip Code: 78596

Legal Description: A 70.572 acre tract of land, more or less, Being all of Lots Seven (7) and Eight (8), Block One Hundred Fifteen (115), Campacuas Addition, Hidalgo County, Texas, according to map or plat thereof recorded in Volume 1,Page 2, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 950,000 Verified with: MLS# L07519S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 70.57 Acres or 3,074,116 Sf Unit Price as Vacant : $ 13,461 / Acre or $ 0.31 / Sf

Type Street: Asphalt Paved Utilities: All Municipal Utilities Available

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

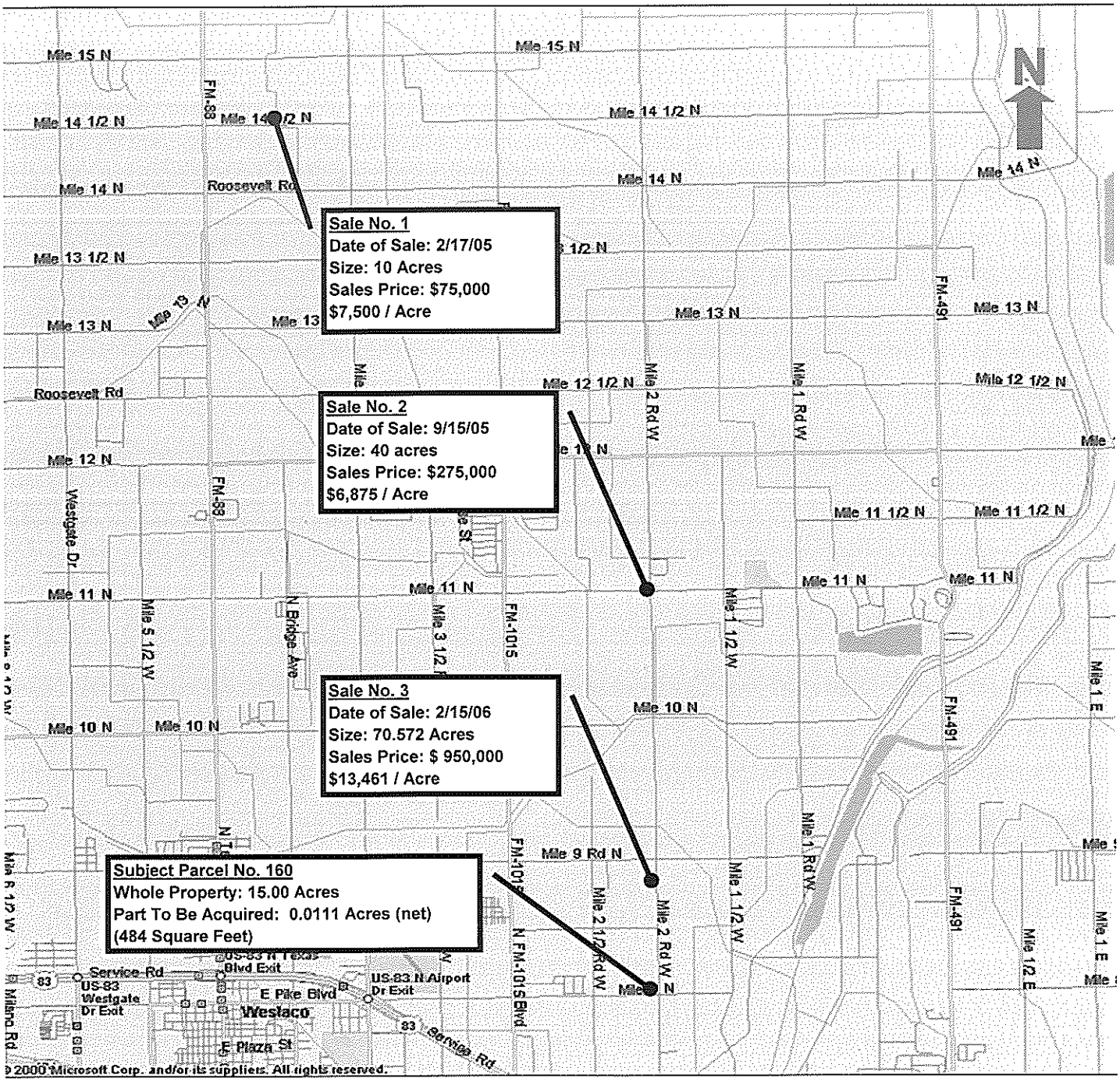
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "X"

Attach Additional Information:

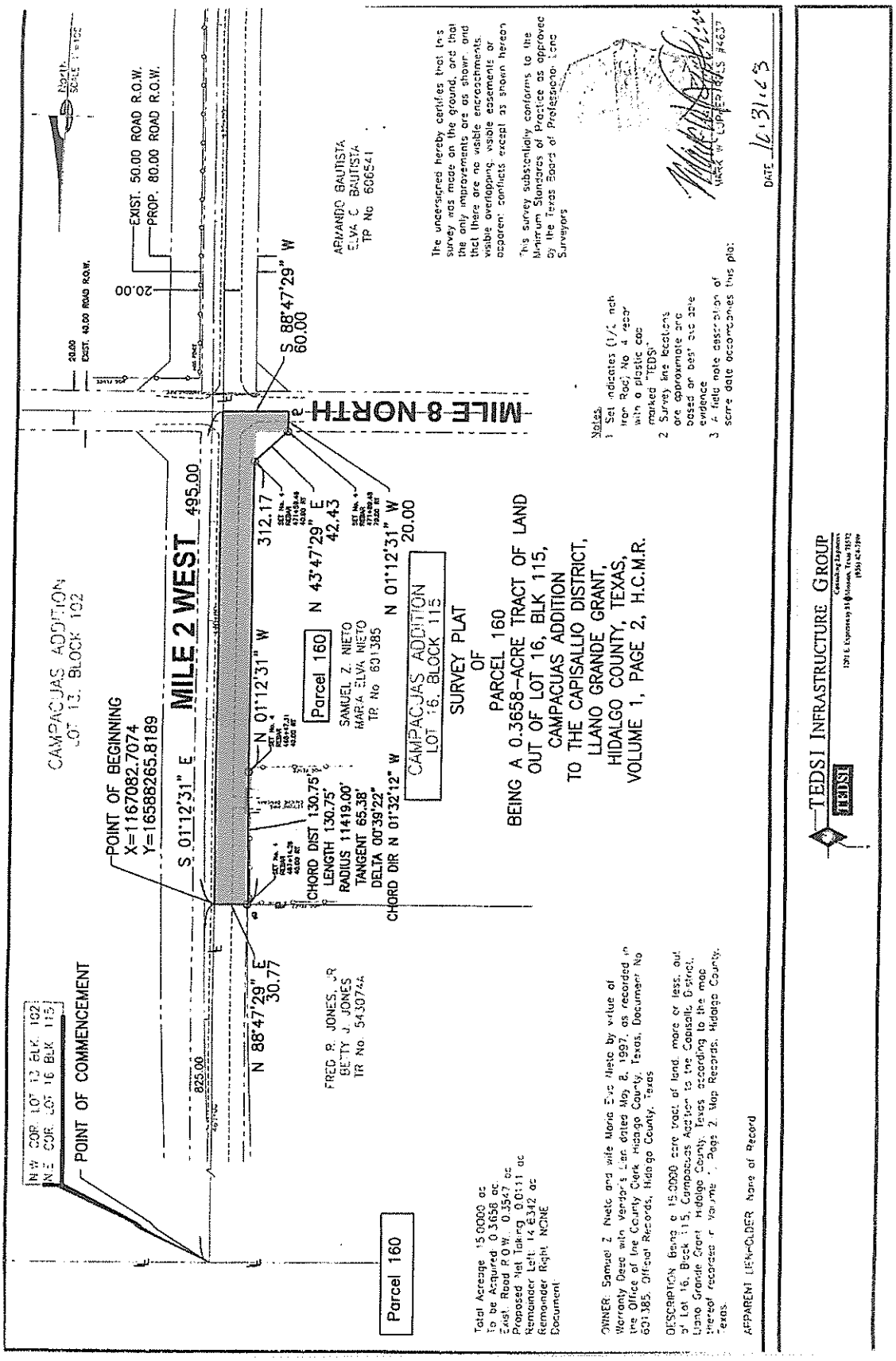
The subject property is located along the western side of Mile 2 Road, just north of Mile 9 Road. The property contains frontage along Mile 2 and Mile 2 1/2 Road. The subject property is well suited for a residential development.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



Yellow Highlight = Proposed Right-of-Way ; Green Highlight = Existing Right-of-Way

FIELD NOTES OF PART TO BE ACQUIRED (Page 1 of 2)

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTORS: SAMUEL Z. NIETO AND WIFE MARIA ELVA NIETO

FIELD NOTES FOR PARCEL – 160

Being a 0.3658 (15,934 square feet) of an acre tract of land, more or less, out of a 15.0000-acre tract of land out of Lot 16, Blk. 115, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 15.0000-acre tract of land is vested to Samuel Z. Nieto and wife Maria Elva Nieto by virtue of a Warranty Deed with Vendor's Lien, dated May 8, 1997, recorded under Document No. 601385, Official Records, Hidalgo County, Texas. Said 0.3658 (15,934 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 16, Blk. 115, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1, Pg. 2, Hidalgo County Map Records, **THENCE,** S 01° 12' 31" E, a distance of 825.00 feet to the Northeast corner and **POINT OF BEGINNING,** with grid coordinates of X=1,167,082.7074 and Y=16,588,265.8189. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, S 01° 12' 31" E, for a distance of 495.00 feet, to a point on the South line of Lot 16, for the Southeast corner of said tract herein described;

THENCE, S 88° 47' 29" W, parallel to the North line of Lot 16, for a distance of 60.00 feet to a point for the Southwest corner of said tract herein described;

THENCE, N 01° 12' 31" W, for a distance of 20.00 feet, to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an external corner of said tract herein described;

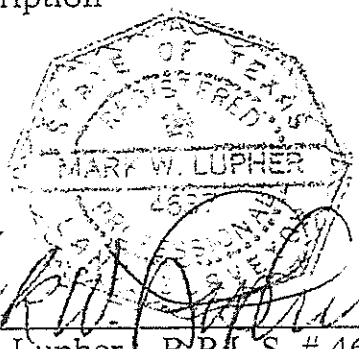
THENCE, N 43° 47' 29" E, for a distance of 42.43 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an internal corner of said tract herein described;

THENCE, N 01° 12' 31" W, for a distance of 312.17 feet, to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for a point on the proposed West Right-of-Way line of said Mile 2 West;

THENCE, In a Northwesterly direction with the proposed West Right-of-Way line of said Mile 2 West and with the line of said curve to the left with an arc angle of 00° 39' 22", a radius of 11,419.00 feet, a tangent of 65.38 feet, a curve length of 130.75 feet, a chord that bears N 01° 32' 12" W and a chord length of 130.75 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Northwest corner of said tract herein described;

THENCE, N 88° 47' 29" E, for a distance of 30.77 feet to the **POINT OF BEGINNING** and containing 0.3658 (15,934 square feet) of an acre of land, of which 0.3547 of an acre lies in the existing Mile 2 West Road Right-of-Way, and leaving a **PROPOSED NET TAKING** of 0.0111 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description



Mark W. Lupher - R.P.L.S. # 4637

Date: 10.31.03

Explanation of Adjustments with Reconciliation:

During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the inferior location of the sale as compared to the subject property an upward adjustment of 20% was indicated for the sale. The comparable sale is a interior tract of land which contains a inferior site utility as compared to the subject property and therefore an adjustment of 5% is indicated. The comparable sale is a smaller tract of land as compared to the subject and an adjustment of -5% is indicated. In addition, an adjustment of +5% is indicated for the inferior utilities available to the comparable. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $9,375 per acre.

Sale No. 2 is located at the northwest corner of Mile 2 West and Mile 11 North Road, north of the subject property. The property was purchased and then subdivided for a single family residential development to be known as Lucero Del Norte Subdivision. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +10% is indicated. In addition, an adjustment of +5% is indicated for the inferior utilities available to the comparable. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $7,906 per acre.

Sale No. 3 is located to the south of the southwest corner of Mile 9 Road and Mile 2, south of the subject property. The property was purchased for residential development. The comparable sale is a interior tract of land which contains a inferior site utility as compared to the subject property and therefore an adjustment of 5% is indicated. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +15% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $16,153 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $6,875 per acre to $13,461 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $7,906 per acre to $16,153 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper end of the adjusted range was selected, $13,461 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.0111 Ac (484 Square Feet)	@	$	13,461 per acre	$	149

Improvements:	**No Site Improvements Indicated**	$ -
		$ -
		$ -
		$ -
		$ -
	Total Improvements	**$ -**

TOTAL ESTIMATED VALUE	$	149
Cost To Cure Damages	$	-
Estimated Total Compensation	**$**	**149**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed

Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1328375-General

Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 160
Samuel Z. Nieto & Maria Elva Nieto
920 East Alan Street
Pharr, Texas 78577-2602

To Whom It May Concern:

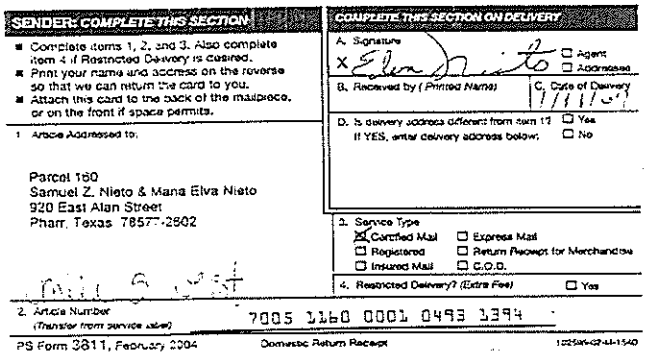
Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Parcel 160
Samuel Z. Nieto & Maria Elva Nieto
920 East Alan Street
Pharr, Texas 78577-2602

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X Elva Nieto ☐ Agent ☐ Addressee

B. Received by (Printed Name) C. Date of Delivery 1/11/07

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

2. Service Type
☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7005 1160 0001 0493 1394

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

CERTIFIED LETTER TRACKING INFORMATION

UNITED STATES POSTAL SERVICE

Home | Help | Sign In

Track & Confirm FAQs

Track & Confirm

Search Results

Label/Receipt Number: 7005 1160 0001 0493 1394
Detailed Results:

- Delivered, January 11, 2007, 9:44 am, PHARR, TX 78577
- Notice Left, January 09, 2007, 12:35 pm, PHARR, TX 78577

Track & Confirm
Enter Label/Receipt Number

< Back Return to USPS.com Home > Go >

Notification Options

Track & Confirm by email

Get current event information or updates for your item sent to you or others by email. Go >

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STO/GMS' GF#01066547

601385

97-14

WARRANTY DEED WITH VENDOR'S LIEN

Date: May 8, 1997

Grantor: EMMA JEAN HAAS and husband, THEO R. HAAS

Grantor's Mailing Address (including county):

14738 Corvus
Willis, Montgomery County, Texas 77378

Grantee: SAMUEL Z. NIETO and wife, MARIA ELVA NIETO

Grantee's Mailing Address (including county):

920 E. Alan Street
Pharr, Hidalgo County, Texas 78577

Consideration: TEN and No/100ths DOLLARS ($10.00) and a note of even date that is in the principal amount of FORTY-FOUR THOUSAND SIX HUNDRED TWENTY-FIVE AND NO/100ths DOLLARS ($44,625.00), said note is executed by SAMUEL Z. NIETO and wife, MARIA ELVA NIETO, Grantee, payable to the order of MERCEDES NATIONAL BANK. The note is secured by a vendor's lien retained in favor of MERCEDES NATIONAL BANK in this deed and by a deed of trust of even date from Grantee to CHERYL BELLAMY, Trustee.

Property (including any improvements):

The South 495 feet of Lot 16, Block 115, Campacuas Addition, Hidalgo County, Texas, according to the map thereof recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas; consisting of Fifteen (15) acres of land, more or less.

Prior Lien(s)(including recording information): **NONE**

Reservations from and Exceptions to Conveyance and Warranty:

1. Easements for roadway and canal rights-of-way as reserved in Deed dated May 15, 1913, from American Rio Grande Land and Irrigation Company to A.D. Dickinson, recorded in Volume 36, Page 17, Deed Records of Hidalgo County, Texas.

2. Right-of-Way Easement granted by Fred R. Jones and wife, Evelyn Lucille Jones to Hidalgo County, by instrument dated December 7, 1959, recorded in Volume 969, Page 612, Deed Records of Hidalgo County, Texas.

3. A Road Easement along the South and East sides of subject property as shown on plat recorded in Volume 1, Page 2, Map Records of Hidalgo County, Texas.

4. Easements, rights, rules and regulations in favor of Hidalgo and Cameron Counties Water Control and Improvement District No. 9.

5. Standby fees and taxes and assessments by any taxing authority for the year 1997 and subsequent years, and subsequent taxes and assessments by any taxing authority for prior years due to change in land usage or ownership.

6. All of the oil, gas, and other minerals in and under, and that may be produced from, the Property as transferred to Impact Associates by a certain Mineral Deed dated March 5, 1997, which is recorded in Document No. 586250 in Volume 3531, Page 221 of the Official Records of Hidalgo County, Texas.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and to hold it to Grantee, Grantee's heirs, executors, administrators, successors or assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, and successors, to warrant and forever defend all and singular the Property to Grantee and

Grantee's heirs, executors, administrators, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty.

The vendor's lien against and superior title to the Property are retained until each Note described is fully paid according to its terms, at which time this Deed shall become absolute.

When the context requires, singular nouns and pronouns include the plural.

MERCEDES NATIONAL BANK, at Grantee's request, has paid in cash to Grantor that portion of the purchase price of the property that is evidenced by the note described. The vendor's lien and superior title to the property are retained for the benefit of MERCEDES NATIONAL BANK and are transferred to that party without recourse on Grantor.

Emma Jean Haas
EMMA JEAN HAAS

Theo R. Haas
THEO R. HAAS

STATE OF TEXAS §
§ ACKNOWLEDGMENT
COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 8th day of May, 1997, by **EMMA JEAN HAAS and husband, THEO R. HAAS** .

Rita K. Anzaldua
NOTARY PUBLIC, STATE OF TEXAS

NOTARY PUBLIC STATE OF TEXAS
RITA K. ANZALDUA
Notary Public
STATE OF TEXAS
My Comm. Exp. July 20, 1998

AFTER RECORDING RETURN TO:

JERALD M. POMERANTZ
Attorney at Law
P. O. Box 10
Weslaco, Texas 78599-0010

b:\re97\haas.nie

Filed for Record in:
Hidalgo County, Texas
by Jose Eloy Pulido
County Clerk

On: May 29,1997 at 02:20P

As a
Recording

Document Number: 601385
Total Fees : 11.00

Receipt Number - 92819
By,
Norma Garza

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales R. G
Right Of Way Agent

DATE: May 8, 2008

RE: Mile 2 West Road Project (Parcel # 161)
Armando Bautista and Elva C. Bautista

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $139.00

Settlement Offer: $500.00

Approved; 5/6/08

Not Approved; _____

May 1, 2008

Armando Bautista and Elva C. Bautista
216 N. Alamo
Edinburg, Texas 78541

Hidalgo County Right of Way
509 E. Earling Road
San Juan, Texas 78589

Re: Mile 2 West Road
Parcel # 161

Dear Mr. Pena,

Pursuant to my earlier conversations with you, we would like to request a counter offer to your earlier proposal concerning the acquisition of the referenced tract. Specifically, I am proposing a price of $500.00 for Parcel # 161. I believe these values are more in line with the recent sales in the immediate vicinity.

I am willing to sign a Warranty Deed upon my receipt of written acceptance of my counter offer, thereby avoiding the delay and expense of formal condemnation proceedings.

This offer will remain open for acceptance for a 30 day period from date hereof. Please contact me at your earliest convenience should you have any questions or comments regarding the above. With best regards, I remain.

Yours truly, Armando Bautista

Armando Bautista

RECEIVED
RIGHT OF WAY DEPT.

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: **161** Highway: **CS** ROW CSJ: **0921-02-192**

Taking Type: Partial Taking
Size of Remainder: 19.35390 Acres
Type of Property: Vacant Acreage
Contract Fencing: Undetermined
Appraised by: Leonel, III . Garza
Date Appraised: 05/31/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Bautista, Armando	Fee Owner	0.01030 Acres	$500.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$500.00	$0.00	$0.00	$0.00	$500.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
		Total:	$0.00	$0.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

TABULATION OF VALUES (continued)

Parcel: 161 Highway: CS ROW CSJ: 0921-02-192

V. Recapitulation

Date:	05/31/2007			Recommended Value
Appraiser's Name:	Leonel, III . Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.01030 Acres			
VALUE FOR PARCEL	$139.00			$500.00
Land: per.	$13461.00/Acres			
Easement				
Improvements				
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$139.00			$500.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 161 is a partial taking of 0.0103 acres out of Lot 1, Blk 114 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the west line of Mile 2 West Road. The whole property is vacant land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $13,461 per acre for the subject economic unit.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $139.00 represents current market value.

The appraiser's value of $139.00 appears to be well supported by information contained within this appraisal report. However, in order to expedite negotiations, and as outlined in Chapter 2, Section 11 of the Appraisal and Review Manual, this reviewer recommends a value of $500.00 for acquisition of the parcel.

TABULATION OF VALUES (continued)

Parcel: **161** Highway: **CS** ROW CSJ: **0921-02-192**

VII. Justification and Explanation for Credit if Retained

NA

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 161 Highway: CS ROW CSJ: 0921-02-192

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date 3/31/08

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Contract Reviewing Appraiser — Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Division Reviewing Appraiser — Date

X. Approval of Values

County/City Representative — Date

James M. Dooley 3/31/08

District Engineer — Date

ROW-A-6
(Rev. 7/2004)
GSD-EPC

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	Located along the NWC of Mile 2 West Road and Mile 8 Road in Hidalgo County, TX.	District:	N/A
Property Owner:	Armando Bautista & Elva C. Bautista	Parcel:	161
Address of Property Owner:	508 South Walnut Street South Bend, IN. 46619-3731	CSJ:	0921-01-192
Occupant's Name:	Vacant	Federal Project No:	N/A
Whole: ☐	Partial: ☑ Acquisition	Highway: Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that , it is my opinion the total compensation for the acquisition of the herein described property is $139 as of May 31, 2007, based upon my independent appraisal and the exercise of my professional judgment; on February 27, 2007 and May 29, 2007, (date)(s), I personally inspected in the field the property herein appraised; I afforded Armando Bautista & Elva C. Bautista, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State, and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

January 9, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

3/31/08
District Reviewing Appraiser — Date

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within the County of Hidalgo. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the western frontage of Mile 2 West Road and the southern side of Mile 8 Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 20.2871 acre (883,706 square foot) gross tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road have been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 10.00acres to 70572 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 40,650 square feet (0.9332 acres), in which a portion of 40,202 square feet (0.9229 acres) lies within existing road right of way, leaving a net land area to be acquired is 449 square feet (0.0103 acres). The proposed partial acquisition has approximately 1,320.00 lineal feet of frontage along the western side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a commercial use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.9332	40,650
Existing ROW	0.9229	40,202
To Be Acquired (Net)	0.0103	449

Legal Description of The Part To Be Acquired

A 0.9332 (40,650 square feet) of an acre tract of land, more or less, out of a 21.2100 acre tract of land out of Lot 1, Blk. 114, Campacuas Addition to the Capisallo District, Llano Grnade Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Armando Bautista & Elva C. Bautista. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-114-0001-00. The subject property land assessment was indicated to be $127,260. The indicated unit assess rate for the subject property, under agricultural exemption was indicated to be $400 per acre. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the Edinburg and Pharr markets. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as vacant and as if improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential development based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

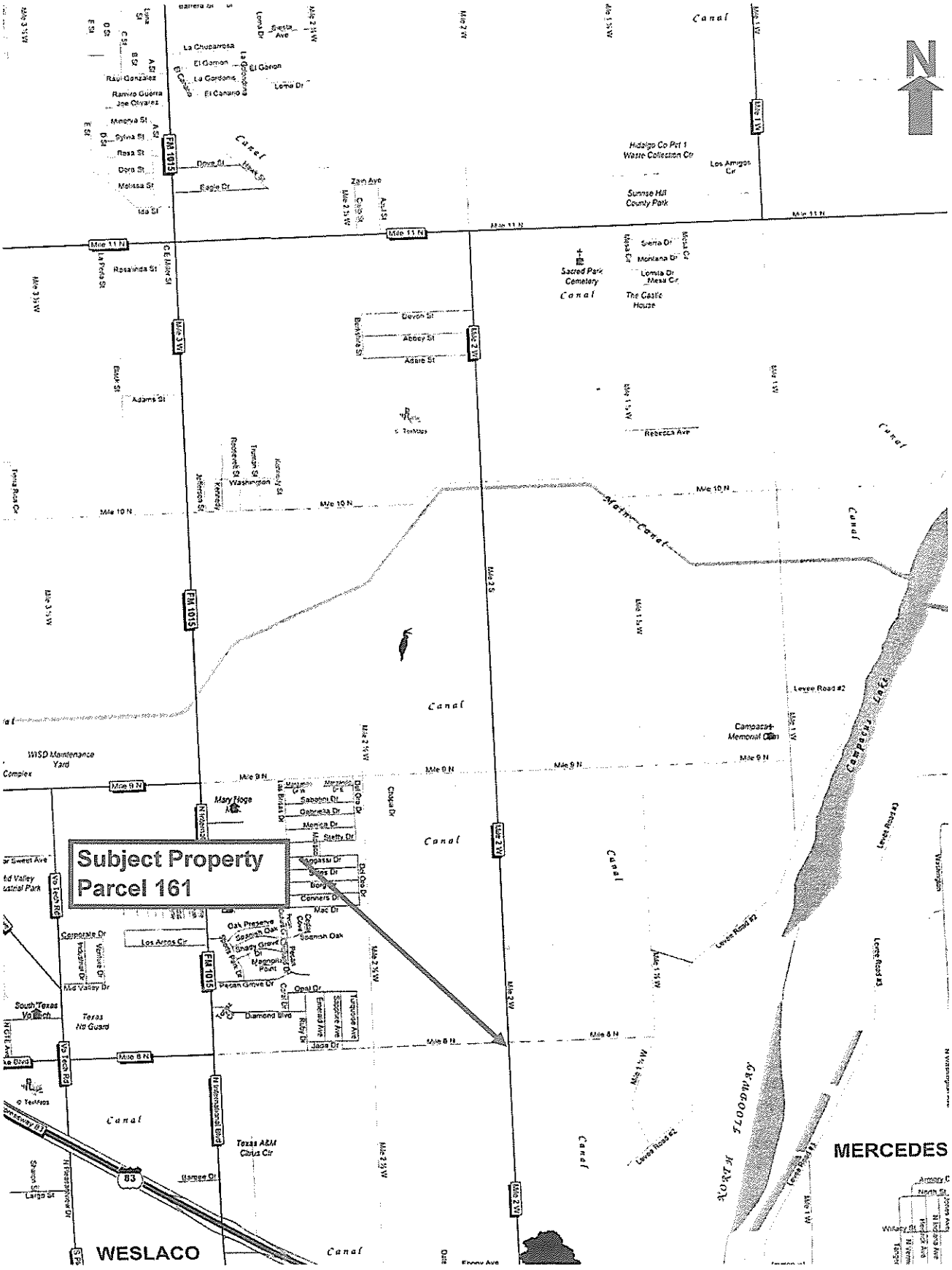
Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as vacant" and "as if improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the eastern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

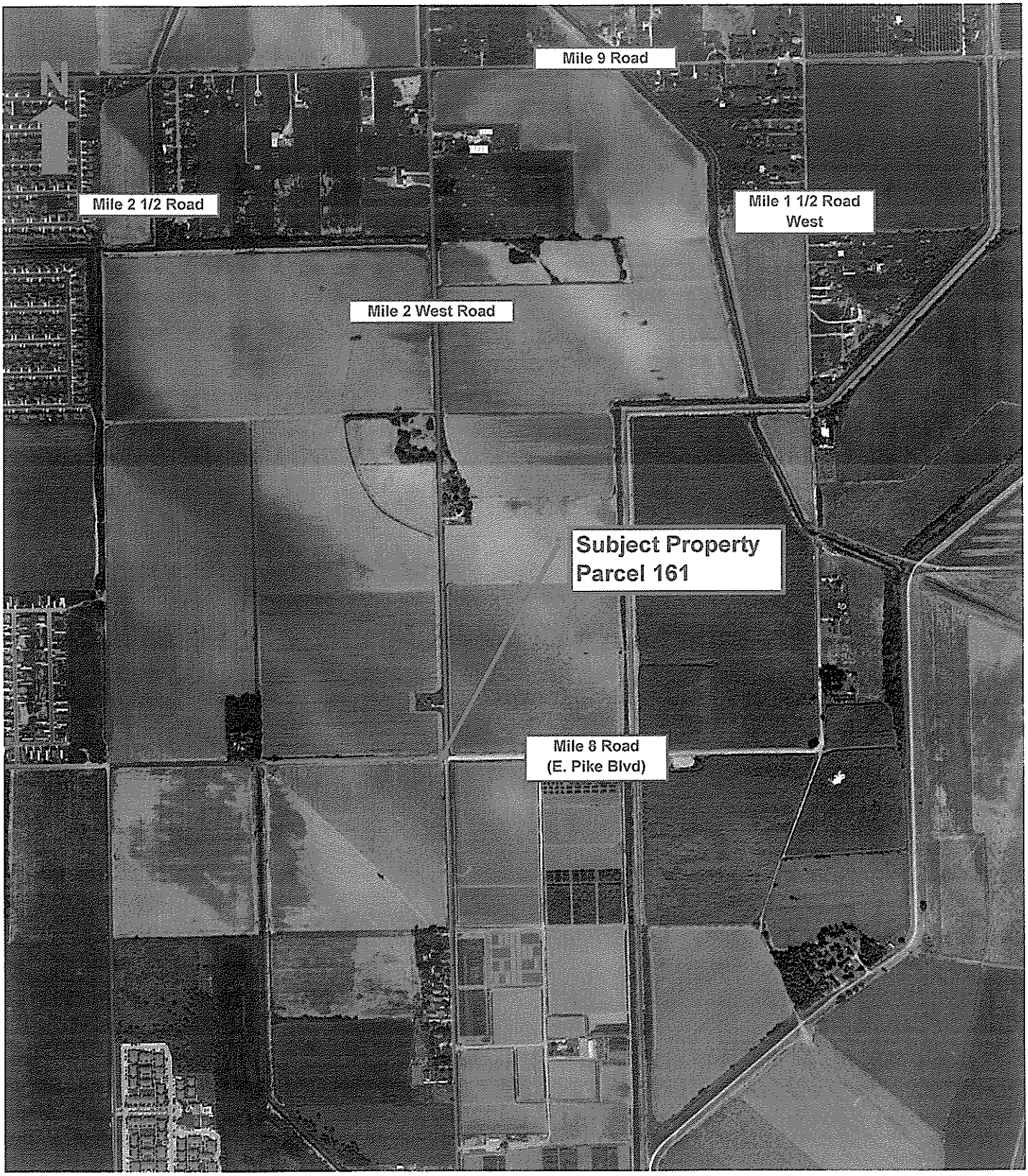
The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential, commercial, and light to heavy industrial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a residential use "as vacant" and "as if improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as vacant" and "as if improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY

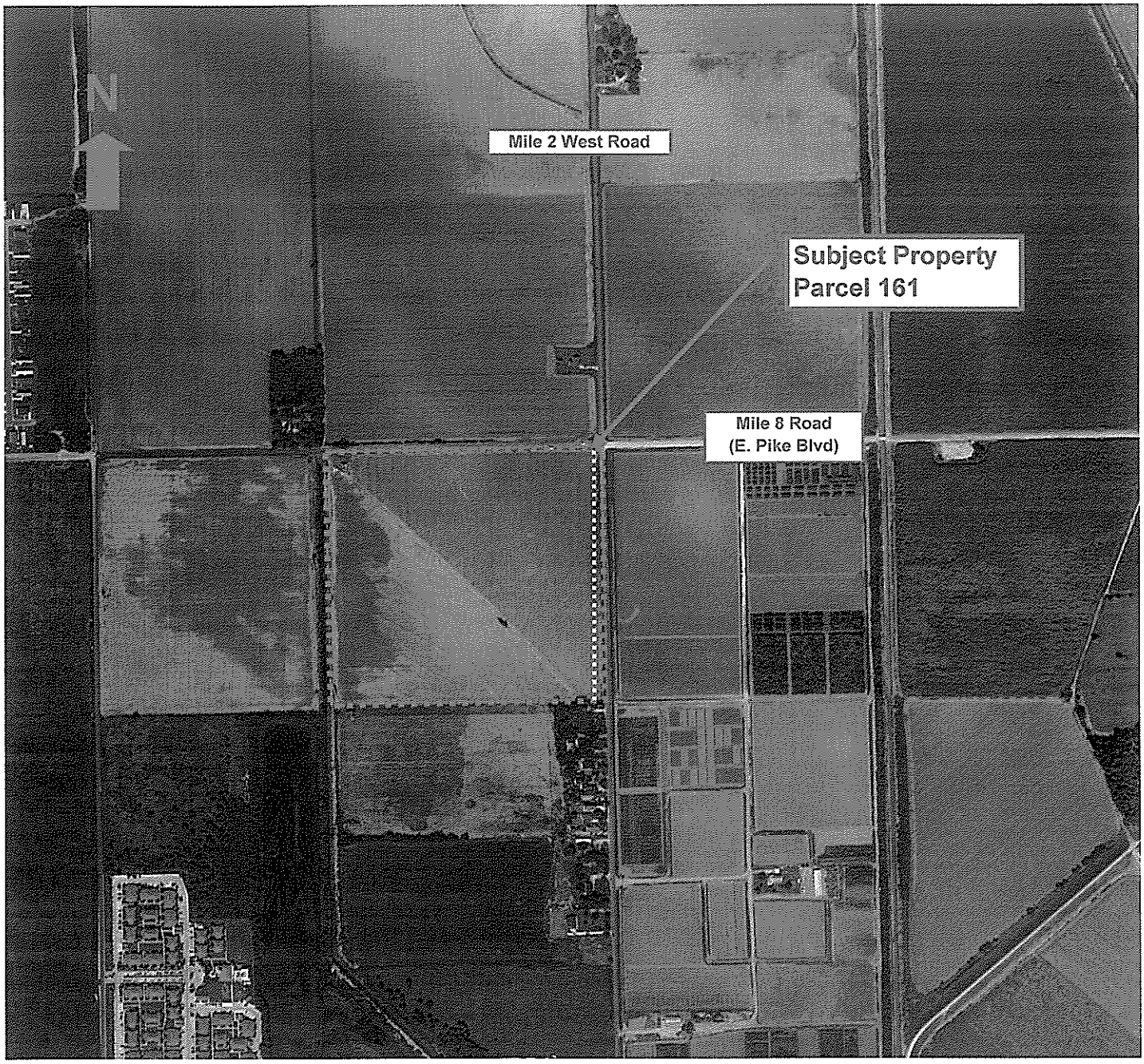


AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)



NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 161

Local Address: Located along the NWC of Mile 2 West Road and Mile 8 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Western View
Photo 2: Western View

Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Additional western view of subject property taken from existing Mile 2 West Road Right-of-way.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

Photo 3
Northern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

Photo 4
Southern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 161

Local Address: Located along the NWC of Mile 2 West Road and Mile 8 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 5: Mile 2 West Road R.O.W.
Photo 6: Mile 2 West Road R.O.W.

Looking: Photo 5: Northern View
Photo 6: Southern View

Photo 5
Northern view of Mile 2 West.

Photo 6
Southern view of Mile 2 West.

2. Point from which taken: Photo 7: Mile 2 West Road R.O.W.
Photo 8: Mile 2 West Road R.O.W.

Looking: Photo 7: Northern View
Photo 8: Western View

Photo 7
Northern view of corner clip along Mile 2 and Mile 8 Roads.

Photo 8
Western view of the NWC of Mile 8 and Mile 2 Roads.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 923,908 square foot (21.210 acres) tract of land currently being utilized for agricultural use located at the SWC of Mile 2 West Road and Mile 8 Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.9332 acres (40,650 square feet) gross of which a portion of 0.9229 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.0103 acres (449 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subjects highest and best use as vacant and as if improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Armando Bautista & Elva C. Bautista, as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Armando Bautista & Elva C. Bautista. The subject property was transferred from Emma Jean Haas (Grantor) to Armando Bautista & Elva C. Bautista (Grantee) on May 8, 1997. Therefore, the subject has been in the name of Armando Bautista & Elva C. Bautista for over nine (9) years.

Legal Description: (Whole Property) A 21.21 acre tract of land out of Lot 1, Blk. 114, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas

Legal Description: (Part to be Acquired) A 0.9332 (40,650 square feet) of an acre tract of land, more or less, out of a 21.2100 acre tract of land out of Lot 1, Blk. 114, Campacuas Addition to the Capisallo District, Llano Grnade Grant, Hidalgo County, Texas.

Improvements: During the off-site inspection of the subject property, no building nor site improvements were indicated within nor affected by the part to be acquired. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Residential Development

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1	Comp. No. 2	Comp. No. 3
Grantor	Emma Jean Haas & Theo R. Haas	Telesforo Barrera and wife, Rosita R. Barrera	Hilda Barbosa Garcia and Land of Two Sunshines L.P.	Jack McClelland
Grantee	Armando Bautista & Elva C. Bautista	Maria Luisa Lopez Castrejon	Five L Development, LTD.	San Mateo Investments, L.L.C.
Date of Sale	May 8, 1997	February 17, 2005	September 15, 2005	February 15, 2006
Unit Price	/ Ac	7,500 / Ac	6,875 / Ac	13,461 / Ac
Relative Location	Average	Inferior 20%	Similar 0%	Similar 0%
Lot Location	Corner Tract	Interior Tract 5%	Corner Tract 0%	Interior Tract 5%
Financing	Conventional	Similar 0%	Similar 0%	Similar 0%
Conditions of Sale	Cash To Seller	Similar 0%	Similar 0%	Similar 0%
Market Conditions	Average	Similar 0%	Similar 0%	Similar 0%
Physical Characteristics	Typical of Market	Similar 0%	Similar 0%	Similar 0%
Available Utilities	Water / Electricity / Phone	Inferior 5%	Inferior 5%	All Municipal Utilities Available 0%
Street Access / Frontage	Mile 2 Road & Mile 8 Road	Mile 14 1/2 Road 0%	Mile 2 Road & Mile 11 N. Road 0%	Mile 2 Road & Mile 2 1/2 Road 0%
Size of Tract	21.21 Ac	10.00 Ac -5%	40.00 Ac 5%	70.572 Ac 15%
Net Adjustments		Δ 25%	Δ 10%	Δ 20%
Indicated Unit Value		$ 9,375 / Ac	$ 7,563 / Ac	$ 16,153 / Ac

Estimated Unit Value of Fee Simple Area $ **13,461 / Ac**

Estimated Value by Sales Comparison Approach **(0.0103 Ac. x $ 10,000 per Ac.)** $ **139**
(Includes Part To Be Acquired Only)

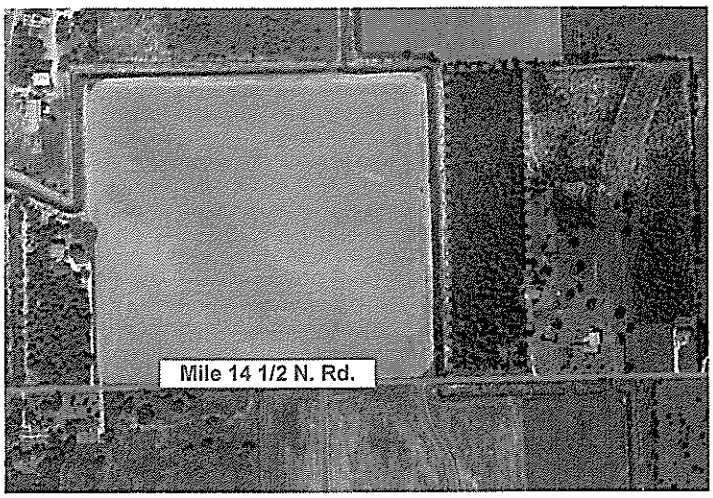
Form ROW-A-5S
Rev. 4/2003
GSD-EPC

Comparable Sale No. 1

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 161 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adrams Tracts Sudivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price : $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Ac or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information: The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject propertys Net acerage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 161 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Hilda Barbosa Garcia and Land of Two Sunshines L.P. Grantee/Lessee: Five L Development, LTD.

Date: September 15, 2005 Recording Information: Document# 1527359 Key Map: N/A

Address: Northwest corner of Mile 2 and Mile 11 North Road intersection, Hidalgo County, Texas. Zip Code: 78596

Legal Description: All of Colonia Lucero Del Norte, Hidalgo County, Texas, according to the map recorded in Volume 24, Page 69-B, Map records in the Office of the County Clerk of Hidalgo County, Texas.

Confirmed Price: $ 275,000 Verified with: MLS# L04254S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 40.00 Acres or 1,742,400 Sf Unit Price as Vacant : $ 6,875 /Acre or $ 0.16 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information:

The subject property is located at the northwest corner of Mile 2 and Mile 11North Road. The property contains 1,320 feet of frontage on Mile 2 and Mile 11 North Road. The subject property was purchased for the development of a single family residential subdivision.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 3

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 161 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Jack McClelland Grantee/Lessee: San Mateo Investments, L.L.C.

Date: February 15, 2006 Recording Information: Document# 1583683 Key Map: N/A

Address: West side of Mile 2 Road, south of Mile 9 Road, Hidalgo County, Texas. Zip Code: 78596

Legal Description: A 70.572 acre tract of land, mor or less, Being all of Lots Seven (7) and Eight (8), Block One Hundred Fifteen (115), Campacuas Addition, Hidalgo County, Texas, according to map or plat thereof recorded in Volume 1,Page 2, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 950,000 Verified with: MLS# L07519S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 70.57 Acres or 3,074,116 Sf Unit Price as Vacant : $ 13,461 / Acre or $ 0.31 / Sf

Type Street: Asphalt Paved Utilities: All Municipal Utilities Available

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

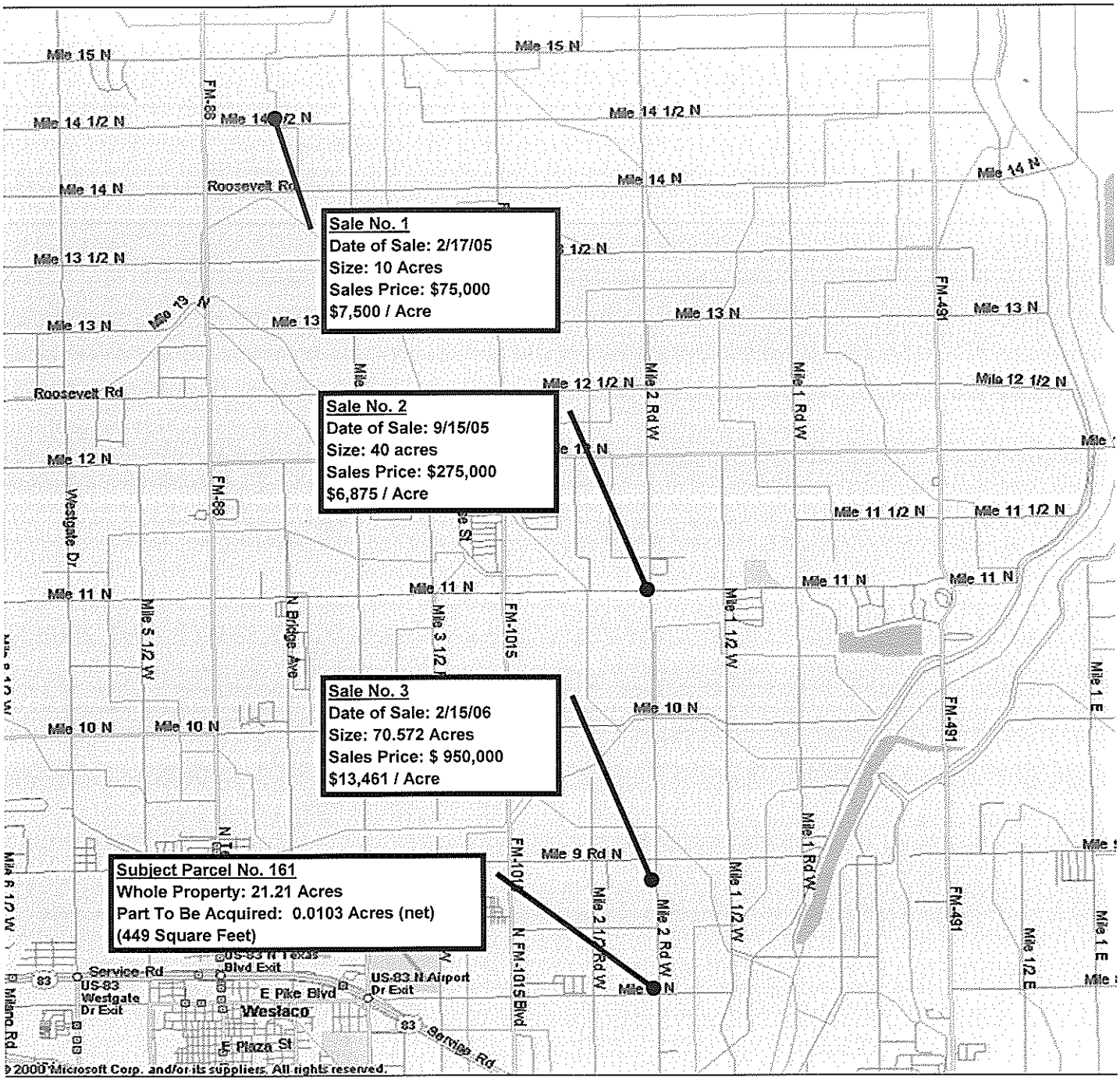
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "X"

Attach Additional Information:

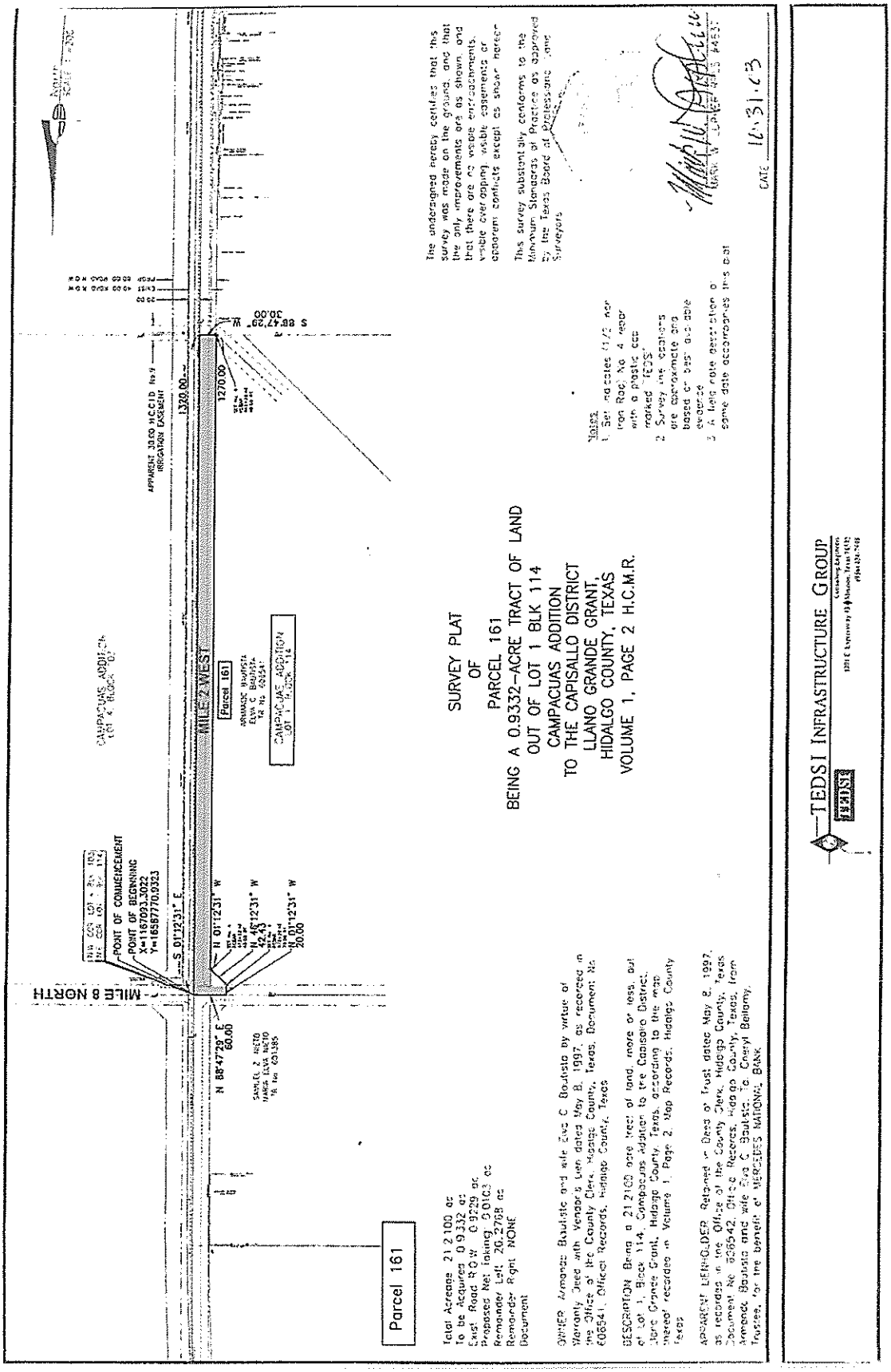
The subject property is located along the western side of Mile 2 Road, just north of Mile 9 Road. The property contains frontage along Mile 2 and Mile 2 1/2 Road. The subject property is well suited for a residential development.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



Yellow Highlight = Proposed Right-of-Way

FIELD NOTES OF PART TO BE ACQUIRED (Page 1 of 2)

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTORS: ARMANDO BAUTISTA AND WIFE ELVA C. BAUTISTA

FIELD NOTES FOR PARCEL - 161

Being a 0.9332 (40,650 square feet) of an acre tract of land, more or less, out of a 21.2100-acre tract of land out of Lot 1, Blk. 114, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 21.2100-acre tract of land is vested to Armando Bautista and wife Elva C. Bautista by virtue of Warranty Deed with Vendor's Lien dated May 8, 1997, recorded under Document No. 606541, Official Records, Hidalgo County, Texas. Said 0.9332 (40,650 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 1, Blk. 114, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol. 1, Pg. 2, Hidalgo County Map Records, and **POINT OF BEGINNING,** with grid coordinates of X= 1,167,093.3022 and Y= 16,587,770.9323. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, S 01° 12' 31" E, for a distance of 1,320.00 feet, to a point on the South line of Lot 1 for the Southeast corner of said tract herein described;

THENCE, S 88° 47' 29" W parallel to the North line of Lot 1, for a distance of 30.00 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Southwest corner of said tract herein described;

THENCE, N 01° 12' 31" W, parallel to the East line of Lot 1, for a distance of 1,270.00 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an internal corner of said tract herein described;

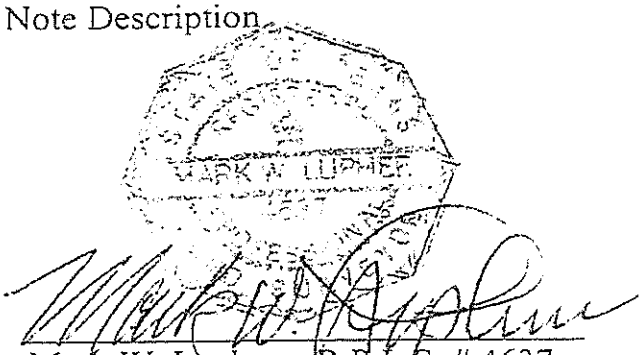
FIELD NOTES OF PART TO BE ACQUIRED (Page 2 of 2)

THENCE, N 46° 12' 31" W, for a distance of 42.43 feet, to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an external corner of said tract herein described;

THENCE, N 01° 12' 31" W, parallel to the East line of Lot 1, for a distance of 20.00 feet to a point on the North line of Lot 1 for the Northwest corner of said tract herein described;

THENCE, N 88° 47' 29" E, for a distance of 60.00 feet, to the **POINT OF BEGINNING** and containing 0.9332 (40,650 square feet) of an acre of land, of which 0.9229 of an acre lies in the existing Mile 2 West Road Right-of-Way and leaving a **PROPOSED NET TAKING** of 0.0103 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description.



Mark W. Lupher – R.P.L.S. # 4637

Date: 10.31.03

Explanation of Adjustments with Reconciliation:

During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the inferior location of the sale as compared to the subject property an upward adjustment of 20% was indicated for the sale. The comparable sale is a interior tract of land which contains a inferior site utility as compared to the subject property and therefore an adjustment of 5% is indicated. The comparable sale is a smaller tract of land as compared to the subject and an adjustment of -5% is indicated. In addition, an adjustment of +5% is indicated for the inferior utilities available to the comparable. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $9,375 per acre.

Sale No. 2 is located at the northwest corner of Mile 2 West and Mile 11 North Road, north of the subject property. The property was purchased and then subdivided for a single family residential development to be known as Lucero Del Norte Subdivision. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +5% is indicated. In addition, an adjustment of +5% is indicated for the inferior utilities available to the comparable. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $7,563 per acre.

Sale No. 3 is located to the south of the southwest corner of Mile 9 Road and Mile 2, south of the subject property. The property was purchased for residential development. The comparable sale is a interior tract of land which contains a inferior site utility as compared to the subject property and therefore an adjustment of 5% is indicated. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +15% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $16,153 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $6,875 per acre to $13,461 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $7,563 per acre to $16,153 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper end of the adjusted range was selected, $13,461 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.0103 Ac (449 Square Feet)	@	$	13,461 per acre	$	139

Improvements:	**No Site Improvements Indicated**	$	-
		$	-
		$	-
		$	-
		$	-
	Total Improvements	**$**	**-**

TOTAL ESTIMATED VALUE	$	139
Cost To Cure Damages	$	-
Estimated Total Compensation	**$**	**139**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed

Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1328375-General

Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 161
Armando Bautista & Elva C. Bautista
508 South Walnut Street
South Bend, IN 46619-3731

To Whom It May Concern:

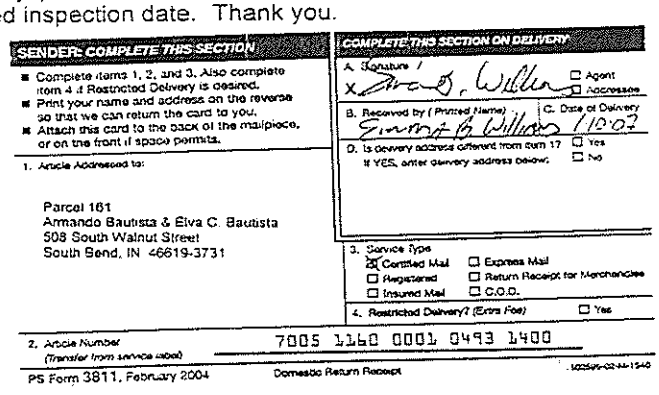
Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Parcel 161
Armando Bautista & Elva C. Bautista
508 South Walnut Street
South Bend, IN 46619-3731

COMPLETE THIS SECTION ON DELIVERY

A. Signature: X [signature] ☐ Agent ☐ Addressee

B. Received by (Printed Name): [signature] C. Date of Delivery: 1-10-07

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label): 7005 1160 0001 0493 1400

PS Form 3811, February 2004 Domestic Return Receipt

CERTIFIED LETTER TRACKING INFORMATION

Track & Confirm

Search Results

Label/Receipt Number: 7005 1160 0001 0493 1400
Detailed Results:

- Delivered, January 10, 2007, 10:30 am, SOUTH BEND, IN 46619
- Notice Left, January 09, 2007, 10:08 am, SOUTH BEND, IN 46619

Track & Confirm

Enter Label/Receipt Number.

< Back Return to USPS.com Home > Go >

Notification Options

Track & Confirm by email

Get current event information or updates for your item sent to you or others by email. Go >

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STC/GMS GF#01066549

606541

G.F. #66549
97-14

WARRANTY DEED WITH VENDOR'S LIEN

Date: May 8, 1997

Grantor: EMMA JEAN HAAS and husband, THEO R. HAAS

Grantor's Mailing Address (including county):

14738 Corvus
Willis, Montgomery County, Texas 77378

Grantee: ARMANDO BAUTISTA and wife, ELVA C. BAUTISTA

Grantee's Mailing Address (including county):

5085 S. Walnut
South Bend, St. Joseph County, Indiana 46619

Consideration: TEN and No/100ths DOLLARS ($10.00) and a note of even date that is in the principal amount of FORTY-NINE THOUSAND TWO HUNDRED AND NO/100ths DOLLARS ($49,200.00), said note is executed by ARMANDO BAUTISTA and wife, ELVA BAUTISTA, Grantee, payable to the order of MERCEDES NATIONAL BANK. The note is secured by a vendor's lien retained in favor of MERCEDES NATIONAL BANK in this deed and by a deed of trust of even date from Grantee to CHERYL BELLAMY, Trustee.

Property (including any improvements):

The Northeast 21.21 Acres of Lot 1, Block 114, Campacuas Addition, Hidalgo County, Texas, being more particularly described by metes and bounds as follows:

BEGINNING at a set c.p.s. on the intersection of Mile 2 West and Mile 8 North, for the Northeast corner of Lot 1 and this tract of land; thence, South along and with the centerline of Mile 2 West Road a distance of 1320.00 feet to a found c.p.s. for the Southeast corner of this tract of land;

THENCE, West at 25.0 feet, a 1/2 inch rebar found on the West right-of-way line of Mile 2 West Road, and at 78.6 feet a c.p.s. set for a 1.4 foot offset, and in all 80.0 feet to a point for and exterior corner of this tract of land;

THENCE, N. 43 degrees 12'36" W. At 1,776.77 feet a 1/2 inch rebar set on the South right-of-way line on Mile 8 North Road, and in all a distance of 1,811.07 feet to a c.p.s. set on the centerline of Mile 8 North Road for the Northwest corner of this tract of land;

THENCE, East along and with the centerline of Mile 8 North Road a distance of 1320.0 feet to the POINT OF BEGINNING, and containing 21.21 gross acres of land, more or less.

Prior Lien(s)(including recording information): NONE

Reservations from and Exceptions to Conveyance and Warranty:

1. Easements for roadway and canal rights-of-way as reserved in Deed dated May 15, 1913, from American Rio Grande Land and Irrigation Company to A.D. Dickinson, recorded in Volume 36, Page 73, Deed Records of Hidalgo County, Texas.

2. Right-of-Way Easement granted by Fred R. Jones and wife, Evelyn Lucille Jones to Hidalgo County, by instrument dated December 7, 1959, recorded in Volume 969, Page 612, Deed Records of Hidalgo County, Texas.

3. A Road Easement along the East side of subject property as shown on plat recorded in Volume 1, Page 2, Map Records Hidalgo County, Texas.

4. Easements, rights, rules and regulations in favor of Hidalgo

and Cameron Counties Water Control and Improvement District No. 9.

5. Standby fees and taxes and assessments by any taxing authority for the year 1997 and subsequent years, and subsequent taxes and assessments by any taxing authority for prior years due to change in land usage or ownership.

6. All of the oil, gas, and other minerals in and under, and that may be produced from, the Property as transferred to Impact Associates by a certain Mineral Deed dated March 5, 1997, which is recorded in Document No. 586250 in Volume 3531, Page 221 of the Official Records of Hidalgo County, Texas.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and to hold it to Grantee, Grantee's heirs, executors, administrators, successors or assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, and successors, to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, executors, administrators, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty.

The vendor's lien against and superior title to the Property are retained until each Note described is fully paid according to its terms, at which time this Deed shall become absolute.

When the context requires, singular nouns and pronouns include the plural.

MERCEDES NATIONAL BANK, at Grantee's request, has paid in cash to Grantor that portion of the purchase price of the property that is evidenced by the note described. The vendor's lien and superior title to the property are retained for the benefit of MERCEDES NATIONAL BANK and are transferred to that party without recourse on Grantor.

Emma Jean Haas
EMMA JEAN HAAS

THEO R. HAAS

STATE OF TEXAS §
§ ACKNOWLEDGMENT
COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 8th day of May, 1997, by EMMA JEAN HAAS and husband, THEO R. HAAS .

NOTARY PUBLIC, STATE OF TEXAS

RITA K. ANZALDUA
Notary Public
STATE OF TEXAS
My Comm. Exp. July 20, 1998

AFTER RECORDING RETURN TO:

JERALD M. POMERANTZ
Attorney at Law
P. O. Box 10
Weslaco, Texas 78599-0010

b:\re97\haas.bau

Filed for Record in:
Hidalgo County, Texas
by Jose Eloy Pulido
County Clerk

On: Jun 24, 1997 at 04:09P

As a
Recording

Document Number: 606541
Total Fees : 11.00

Receipt Number - 96990
By,
Bea Cruz

AI-11755 **12.B.**

Approval of Course 802 @ San Juan Community Resource Center
CC REGULAR

Date: 10/21/2008
Submitted By: Sandra Garcia, RIGHT OF WAY DEPT.
Submitted For: Joe Pena
Department: RIGHT OF WAY DEPT.
Agenda Area: Right of Way

Information

CAPTION

Discussion and/or approval to hold Course 802 - Legal Aspects of Easements at the San Juan Community Resource Center on November 20, 2008.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1200-431-00-260-001-0-584
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:** N

BUDGETARY IMPACT:

584- Registration Fees - $1,782.50 available as of 10/16/08

Attachments

Link: Registration Form

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:46 AM	APRV
2	Dale Kennan	Dale Kennan	10/16/2008 01:43 PM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW
Form Started By: Sandra Garcia			Started On: 10/15/2008 04:39 PM	
Final Approval Date: 10/17/2008				

Course 802: November 20, 2008 San Juan, TX Register Online www.irwaonline.org or Fax this Entire Page to IRWA: 310-538-1471

Last Name First Name

Title

If payment includes the fees registrants other than yourself check here ☐
(Please submit names of other registrants on a separate paper along with this form)
Will you also be attending? ☐Yes ☐No

Company Name

Address

City, State, Zip

(_____) _____ - _____ Phone

☐ Yes ☐ No Member

Member ID Number

Email Address

Registration Deadlines	Member Tuition	Non-Member Tuition	Total Tuition Amount Due
Before 11/13/2008 :	**$275.00**	**$375.00**	$_____
After 11/13/2008 :	**$325.00**	**$425.00**	$_____

Total Member Registrants: ___
Total Non-Member Registrants: ___

PRINT NAME AS IT APPEARS ON CARD: _____

Amex ☐ MC ☐ Visa ☐ Card #:_____ Exp:_____ 3-Digit CVV:_____

Signature:_____ Amount to be Charged:_____

Course 802: Legal Aspects of Easement

Sponsor: IRWA Chapter 39A
Date: November 20, 2008
Time: 8:00 AM - 5:00 PM
City: San Juan, TX

Class Location:
Community Resource Center
Hidalgo County
509 E. Earling Avenue
San Juan, TX 78589
Phone: (956) 283-8134

Four Ways to Register:
Online: www.irwaonline.org
Fax: 310-538-1471
Phone: 310-538-0233 x138
Contact Coordinator

Cancellation Policy: All classes scheduled by IRWA chapters are subject to cancellation. *All class registrants are encouraged to contact the Course Coordinator prior to making travel arrangements, keeping in mind that the class may be canceled at any time at the chapter's discretion. Fully liquidated damages for any losses incurred by a class registrant are limited solely to a refund of the registrant's prepaid course registration, if any, and IRWA and its chapters assume no other registrant liability resulting from class cancellation. Please see irwaonline.org for complete policy details.*
Refund Policy: *Written notification must be received by the course coordinator prior to class start date to be eligible for tuition refund.* ***100%*** *if notice received 15 days or more prior to class start date;* ***75%*** *if notice received less than 15 days;* ***no refund*** *issued for notice received on or after class start date.*

Accommodations:
It is the participants' responsibility to secure their own hotel accommodations for this class.

Course Coordinator:
Georgia Snodgrass, SR/WA, R/W-NAC
712 South Main Avenue
San Antonio, TX 78204
Phone: (210) 302-3628
Fax: (210) 302-3692
Email: georgias@sara-tx.org

About the Facilitator:

Rebecca J. Thompson, R/W-NAC, JD, AICP, has an undergraduate and master degree from Texas A&M University in College Station, Texas, and a law degree from South Texas College of Law in Houston, Texas. Rebecca is a licensed attorney and certified planner with over twenty years of experience in land use, transportation and right of way related matters. She previously served as Director of Acquisition and Asset Management with the Texas Department of Transportation and as Assistant Attorney General representing the State of Texas in condemnation proceedings. Currently, Rebecca is Vice-President and General Counsel for Smith-Roberts Land Services, Inc.

IRWA
INTERNATIONAL RIGHT OF WAY ASSOCIATION
19750 S. Vermont Ave, Suite 220
Torrance, CA 90502
Phone: (310) 538-0233
www.irwaonline.org

Coming Soon!

Course 802:
Legal Aspects of Easement

Course 802:
Legal Aspects of Easements

Course Description:
Designed as a course for experienced right of way professionals, this course provides the background theory and rationale of easements. Terminology and concepts are brought to life with examples and exercises. Through an understanding of legal considerations, future problems can be avoided in the appraisal, acquisition and management of easements.

This course teaches the participants the following: definition of easement; two types of easements; who or what is entitled to the benefit of easements; the difference between dominant and servient tenement; primary factor analyzed in the interpretation of an easement; definition of a license; three types of ambiguous grants of interests; ten ways an easement may be created; reservation and exception of an easement; three ways to create easement by reference; similarity between an implied grant and an implied easement; difference in requirements between an implied reservation and an easement by necessity; examples of easements created by estoppel; how to obtain an easement by prescription; requirements to prove the termination of easements; how to release an easement; definition of merger; termination of an easement by estoppel; and the effect of foreclosure on an easement.

Prerequisites:
It is recommended that participants have a minimum of one (1) year of professional right of way experience prior to attending this class.

Topics:
- Types of easements
- Rules of construction for easements construed against grantor, specific terms in grant
- Creation of easements; express grants; express reservations by reference; implied grant by necessity, by condemnation, by prescription
- Termination of easements, abandonment, expiration/purpose ceases, release, merger estoppel, eminent domain, vacation
- Scope of use, exclusive vs. non-exclusive, division of dominant estate
- Maintenance and repair, obstructions
- Location and width, blanket easements by necessity, relocation

Continuing Education:
This course is approved for 8 hours Continuing Education Credits through TREC.

Course Tuition Includes:
Participant's Manual

Who Should Take This Course:
This course is designed for experienced right of way practitioners who are in need of information on the theory and rationale of easements as to avoid future problems in the appraisal, acquisition and management of easements.

AI-11762 **12.C.**

Approval of Payment - Mile 2 West Road Project
CC REGULAR

Date: 10/21/2008
Submitted By: Sandra Garcia, RIGHT OF WAY DEPT.
Submitted For: Joe Pena
Department: RIGHT OF WAY DEPT.
Agenda Area: Right of Way

Information

CAPTION

1. Consideration and/or approval to purchase a certain tract of land described as Parcel # 121 Mile 2 West Road Project.
2. Consideration and/or approval to purchase a certain tract of land described as Parcel # 126 Mile 2 West Road Project.
3. Consideration and/or approval to purchase a certain tract of land described as Parcel # 144 Mile 2 West Road Project.
4. Consideration and/or approval to purchase a certain tract of land described as Parcel # 145 Mile 2 West Road Project.
5. Consideration and/or approval to purchase a certain tract of land described as Parcel # 146 Mile 2 West Road Project.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1315-126-20-000-009-0-000
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

FISCAL YEAR: 2008 **ACCT. #:** 8-1315-431-00-121-040-0-711
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:
pending appropriation of SIB Loan proceeds on 10/28/08

Attachments

Link: Parcel 121
Link: Parcel 126
Link: Parcel 144
Link: Parcel 145
Link: Parcel 146

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:49 AM	APRV
2	Dale Kennan	Dale Kennan	10/17/2008 10:07 AM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Sandra Garcia

Started On: 10/15/2008 04:57 PM

Final Approval Date: 10/17/2008

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales R.G.
Right Of Way Agent

DATE: April 22, 2008

RE: Mile 2 West Road Project (Parcel # 121)
Adan Cadena and Adelia G. Cadena

==========

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $150.00

Settlement Offer: $500.00

Approved; 4/22/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

April 14, 2008

Adan Cadena and Adelia G. Cadena
1015 S. 12th Ave.
Edinburg, Texas 78535605

Hidalgo County Right of Way
509 E. Earling Road
San Juan, Texas 78589

Re: Mile 2 West Road
Parcel # 121

Dear Mr. Pena,

Pursuant to my earlier conversations with you, we would like to request a counter offer to your earlier proposal concerning the acquisition of the referenced tract. Specifically, I am proposing a price of $500.00 for Parcel # 121. I believe these values are more in line with the recent sales in the immediate vicinity.

I am willing to sign a Warranty Deed and Right of Entry upon my receipt of written acceptance of my counter offer, thereby avoiding the delay and expense of formal condemnation proceedings.

This offer will remain open for acceptance for a 30 day period from date hereof. Please contact me at your earliest convenience should you have any questions or comments regarding the above. With best regards, I remain.

Yours truly,

Adan Cadena

Adan Cadena

RECEIVED
R.A.
RIGHT OF WAY DEPT.

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: 121 Highway: CS ROW CSJ: 0921-02-192

Taking Type: Partial Taking
Size of Remainder: 9.60000 Acres
Type of Property: Vacant Acreage
Contract Fencing: Undetermined
Appraised by: Leonel, III . Garza
Date Appraised: 05/29/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Cadena, Adan	Fee Simple	0.01000 Acres	$500.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$500.00	$0.00	$0.00	$0.00	$500.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
		Total:	$0.00	$0.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 121 Highway: CS ROW CSJ: 0921-02-192

V. Recapitulation

Date:	05/29/2007			Recommended Value
Appraiser's Name:	Leonel, III . Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.01000 Acres			
VALUE FOR PARCEL	$150.00			$500.00
Land: per.	$15000.00/Acres			
Easement				
Improvements				
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$150.00			$500.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 121 is a partial taking of 0.010 acres out of Lot 16, Blk 117 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the northwest corner of Mile 2 West Road and Mile 10 Road. The whole property is a vacant tract of land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $15,000 per acre for the subject economic unit.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $150.00 represents current market value.

The appraiser's value of $150.00 appears to be well supported by information contained within this appraisal report. However, in order to expedite negotiations, and as outlined in Chapter 2, Section 11 of the Appraisal and Review Manual, this reviewer recommends a value of $500.00 for acquisition of the parcel.

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 121 Highway: CS ROW CSJ: 0921-02-192

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser 4/7/08 Date

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Contract Reviewing Appraiser Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Division Reviewing Appraiser Date

X. Approval of Values

County/City Representative Date

Liliana M. Gonzalez 4-7-08
District Engineer Date

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	NW corner of Mile 2 Road and Mile 10 Road, Hidalgo County, Texas.	District:	N/A	
Property Owner:	Adan Cadena & Adelia G. Cadena	Parcel:	121	*Update 03/26/2008*
Address of Property Owner:	1015 S. 12th Avenue Edinburg, TX. 78539-5605	CSJ:	0921-01-192	
Occupant's Name:	Vacant	Federal Project No:	N/A	
Whole: ☐	Partial: ☑ Acquisition	Highway:	Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that , it is my opinion the total compensation for the acquisition of the herein described property is $150.00 as of May 31, 2007 based upon my independent appraisal and the exercise of my professional judgment; on January 26, 2007, and May 29, 2007 (date)(s), I personally inspected in the field the property herein appraised; I afforded Adan Cadena & Adelia G. Cadena, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State,

and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

March 26, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

4/7/08
District Reviewing Appraiser Date

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within Hidalgo County. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the western frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 9.610 acre net tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road, have been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated August 10, 2007. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 1.83 acres to 10.0 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 17,424 square feet (0.40 acres), in which a portion of 16,988 square feet (0.3900 acres) lies within existing road right-of-way, leaving a net land area to be acquired is 436 square feet (0.01 acres). The proposed partial acquisition has approximately 545.60 lineal feet of frontage along the eastern side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a residential use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.4	17,424
Existing ROW	0.3900	16,988
To Be Acquired (Net)	0.0100	436

Legal Description of The Part To Be Acquired

A 0.3758 (16,368 square feet) of an acre tract of land, more or less, out of a 10.00 acre tract of land out of Lot 16, Block 117, Campacuas Addition to the Capisallo, District, Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Adan Cadena & Adelia G. Cadena. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-117-0016-00. The subject property land assessment was indicated to be $30,000. The indicated unit assess rate for the subject property was indicated to be $226 per acre. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the Weslaco, Mercedes, Edcouch and Elsa markets. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as vacant and as if improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential development based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

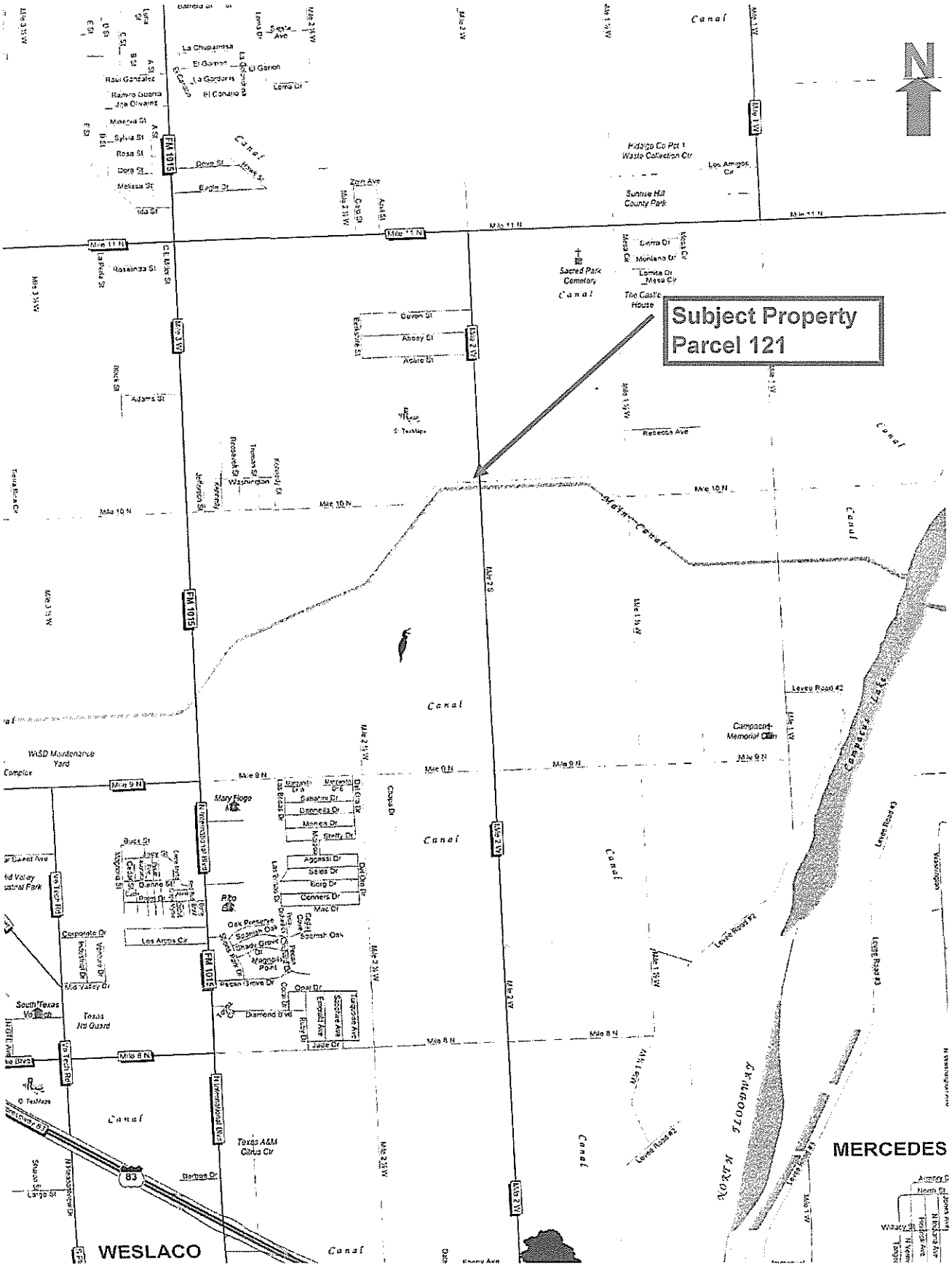
Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as vacant" and "as if improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the eastern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

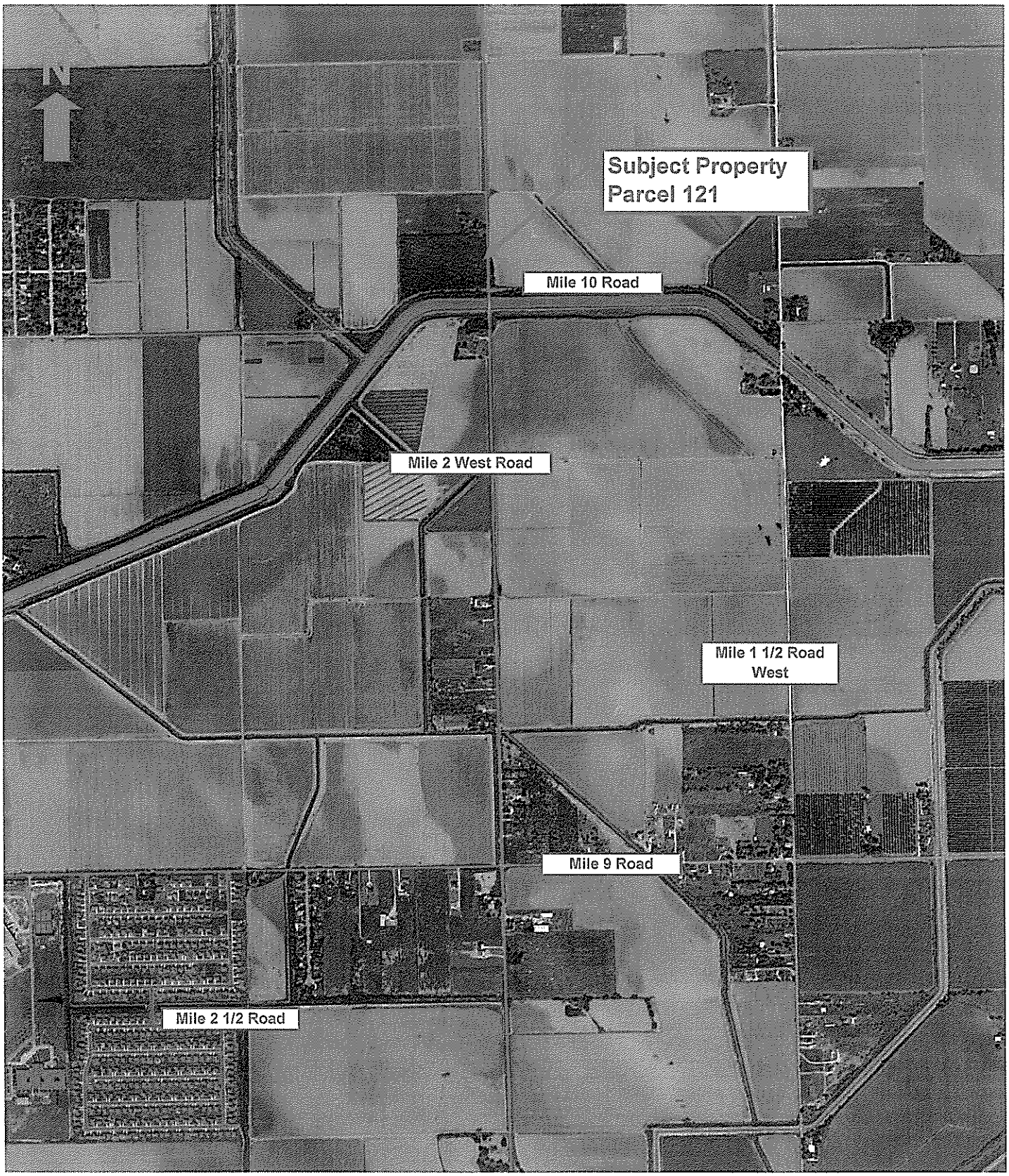
The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential, commercial, and light to heavy industrial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a residential use "as vacant" and "as if improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as vacant" and "as if improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY

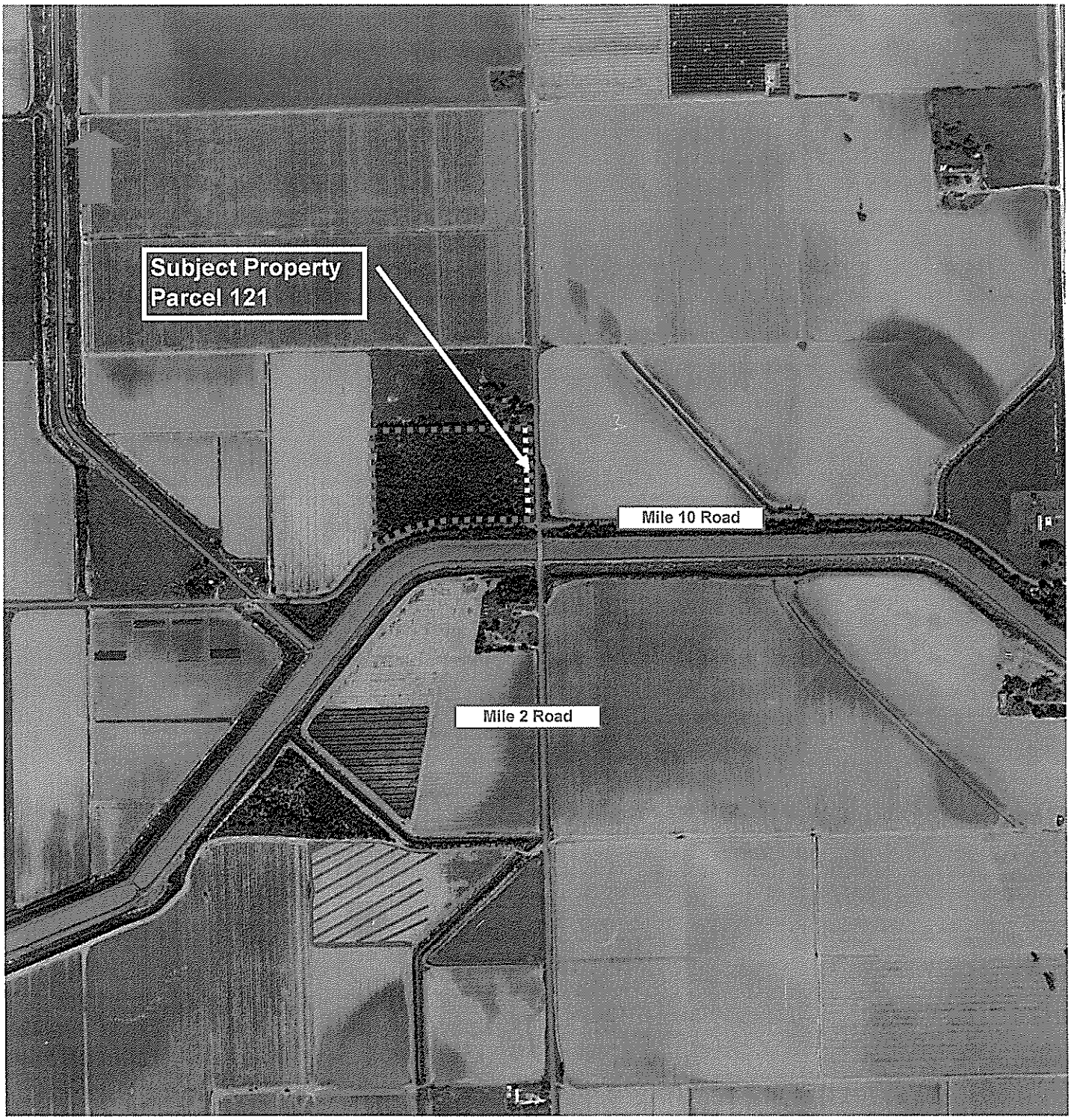


AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)



NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD, HIGHLIGHTED IN YELLOW. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 121

Local Address: NW corner of Mile 2 Road and Milė 10 Road, Hidalgo County, Texas.

Date Taken: January 26, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Western View
Photo 2: Western View

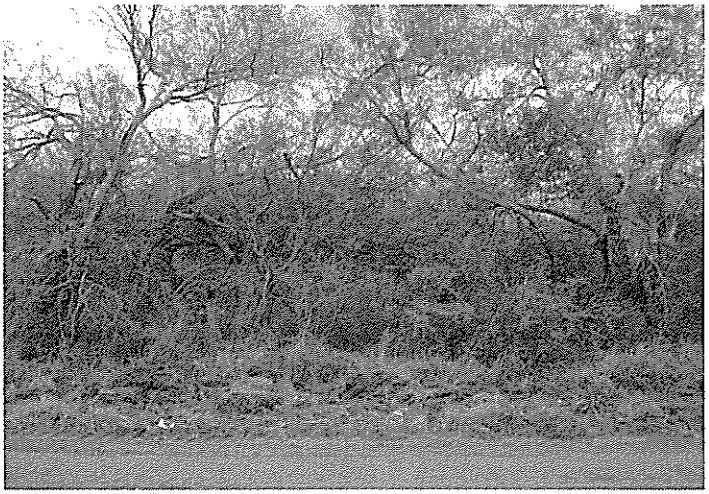


Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Additional western view of subject property taken from existing Mile 2 West Road Right-of-way.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

Photo 3
Northern view on Mile 2 Road, which includes the part to be acquired. The part to be acquired is existing road right-of-way.

Photo 4
Southern view on Mile 2 Road, which includes the part to be acquired. The part to be acquired is existing road right-of-way.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 10.00 acre vacant tract of land located along western side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated August 10, 2007, the part to be acquired is approximately 0.4000 acres (17,424 square feet) gross of which is lying within existing road right-of-way. This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of single family residential and small commercial developments. Several properties along Mile 2 West Road are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Adan Cadena & Adelia G. Cadena, as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Adan Cadena & Adelia G. Cadena. The subject property was transferred from J. M. Fairchild, Independent Executor of the Estate of Canzada Fairchild, DECEASED (Grantor) to Adan Cadena & Adelia G. Cadena (Grantee) on August 27, 1955. Therefore, the subject has been in the name of Adan Cadena & Adelia G. Cadena, for over fifty-one (51) years.

Legal Description: (Whole Property) A 10.00 acre tract of land out of Lot 16, Block 117, Campacuas Addition to the Capisallo, District, Llano Grande Grant, Hidalgo County, Texas.

Legal Description: (Part to be Acquired) A 0.3758 (16,368 square feet) of an acre tract of land, more or less, out of a 10.00 acre tract of land out of Lot 16, Block 117, Campacuas Addition to the Capisallo, District, Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the off-site inspection of the subject property, no building improvements were indicated within nor affected by the part to be acquired. The part to be acquired is existing road right-of-way, as a result no improvements are indicated to be affected. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Residential Development

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page)

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1	Comp. No. 2	Comp. No. 3
Grantor	J. M. Fairchild, Independent Executor of the Estate of Canzada Fairchild, DECEASED	Reynaldo Garcia, Jr.	David Keith Brannan and Joel Collin Brannan	Telesforo Barrera and wife, Rosita R. Barrera
Grantee	Adan Cadena & Adelia G. Cadena	Julio C. Avila and wife, Maribel Avila	wife, Guadalupe E. Robles	Maria Luisa Lopez Castrejon
Date of Sale	August 27, 1955	June 6, 2005	November 29, 2005	February 17, 2005
Unit Price	/ Ac	20,765 / Ac	5,000 / Ac	7,500 / Ac
Relative Location	Average	Superior -20%	Inferior 20%	Inferior 20%
Lot Location	Corner Tract	Interior Tract 5%	Interior Tract 5%	Interior Tract 5%
Financing	Conventional	Similar 0%	Similar 0%	Similar 0%
Conditions of Sale	Cash To Seller	Similar 0%	Similar 0%	Similar 0%
Market Conditions	Average	Similar 0%	Similar 0%	Similar 0%
Physical Characteristics	Typical of Market	Similar 0%	Similar 0%	Similar 0%
Available Utilities	Water / Electricity / Phone	Similar 0%	Similar 0%	Similar 0%
Street Access / Frontage	Mile 2 Road & Mile 10 Road North	Mile 11 North Road 0%	Mile 15th North Road 0%	Mile 14 1/2 North Road 0%
Size of Tract	9.610 Ac	1.83 Ac -10%	5.00 Ac -5%	10.00 Ac 0%
Net Adjustments		Δ -25%	Δ 20%	Δ 25%
Indicated Unit Value		$ 15,574 / Ac	$ 6,000 / Ac	$ 9,375 / Ac

Estimated Unit Value of Fee Simple Area $ **15,000 / Ac**

Estimated Value by Sales Comparison Approach **(0.01 Ac. x $ 15,000 / Acre)** $ **150**
(Includes Part To Be Acquired Only)

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 121 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Reynaldo Garcia, Jr. Grantee/Lessee: Julio C. Avila and wife, Maribel Avila

Date: June 6, 2005 Recording Information: Document# 1486507 Key Map: N/A

Address: Located along the northern side of Mile 11 Road, located east of FM 1015, Hidalgo County, Texas. Zip Code: 78501

Legal Description: All of Lot 7, Jo Mar Estates, an Addition to the City of Weslaco, Hidalgo County, Texas, according to the map recorded in Volume 30, Page 80, Map Records in the Office of County Clerk of Hidalgo County, Texas.

Confirmed Price : $ 38,000 Verified with: MLS# L99921S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 1.83 Acres or 79,715 Sf Unit Price as Vacant : $ 20,765 / Ac or $ 0.48 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Use

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information: The subject property is located on the north side of Mile 11, just east of FM 1015 in Hidalgo County, Texas. The property has 150' lineal feet of frontage along Mile 11 Road. The subject property is Lot 7 of the Jo Mar Subdivision. Jo Mar Subdivision is a residential subdivision consisting of large tracts of land with deed restrictions, limiting the minimal living area to 1,400 sq of living area.

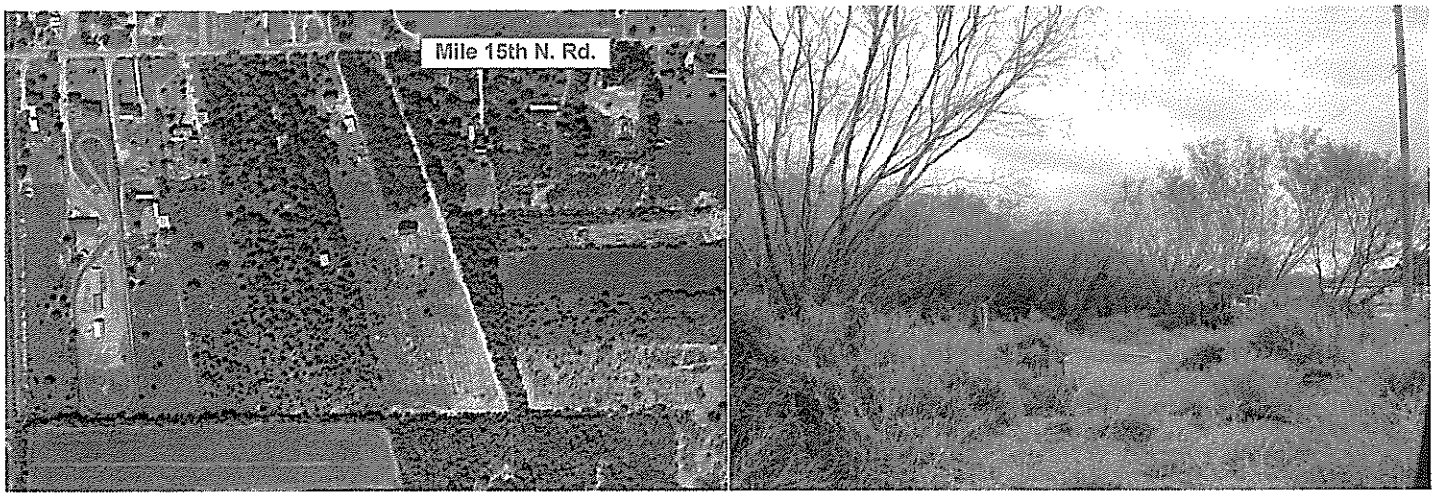
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 121 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: David Keith Brannan and Joel Collin Brannan Grantee/Lessee: Rogelio G. Robles and wife, Guadalupe E. Robles

Date: November 29, 2005 Recording Information: Document# 1554988 Key Map: N/A

Address: South side of Mile 15 Road, about 1/4 mile west of FM 88. Zip Code: 78539

Legal Description: A 5.00 acre tract of land out of Farm Tract Four Hundred Six (406), West and Adams Tract Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 2, Page 34-37, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 25,000 Verified with: MLS# L01077S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 5.00 Acres or 217,800 Sf Unit Price as Vacant : $ 5,000 /Acre or $ 0.11 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

The subject property is located on the south side of Mile 15, just west of FM 88 in Hidalgo County, Texas. The property has 142.66' lineal feet of frontage along Mile 15 Road. The subject property is an irregular shape tract located about one mile south of Elsa.

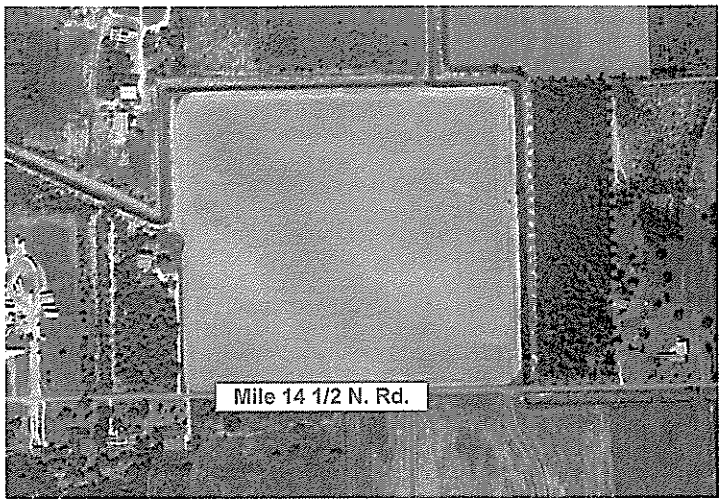
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 3

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 121 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adams Tracts Subdivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price: $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Acre or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

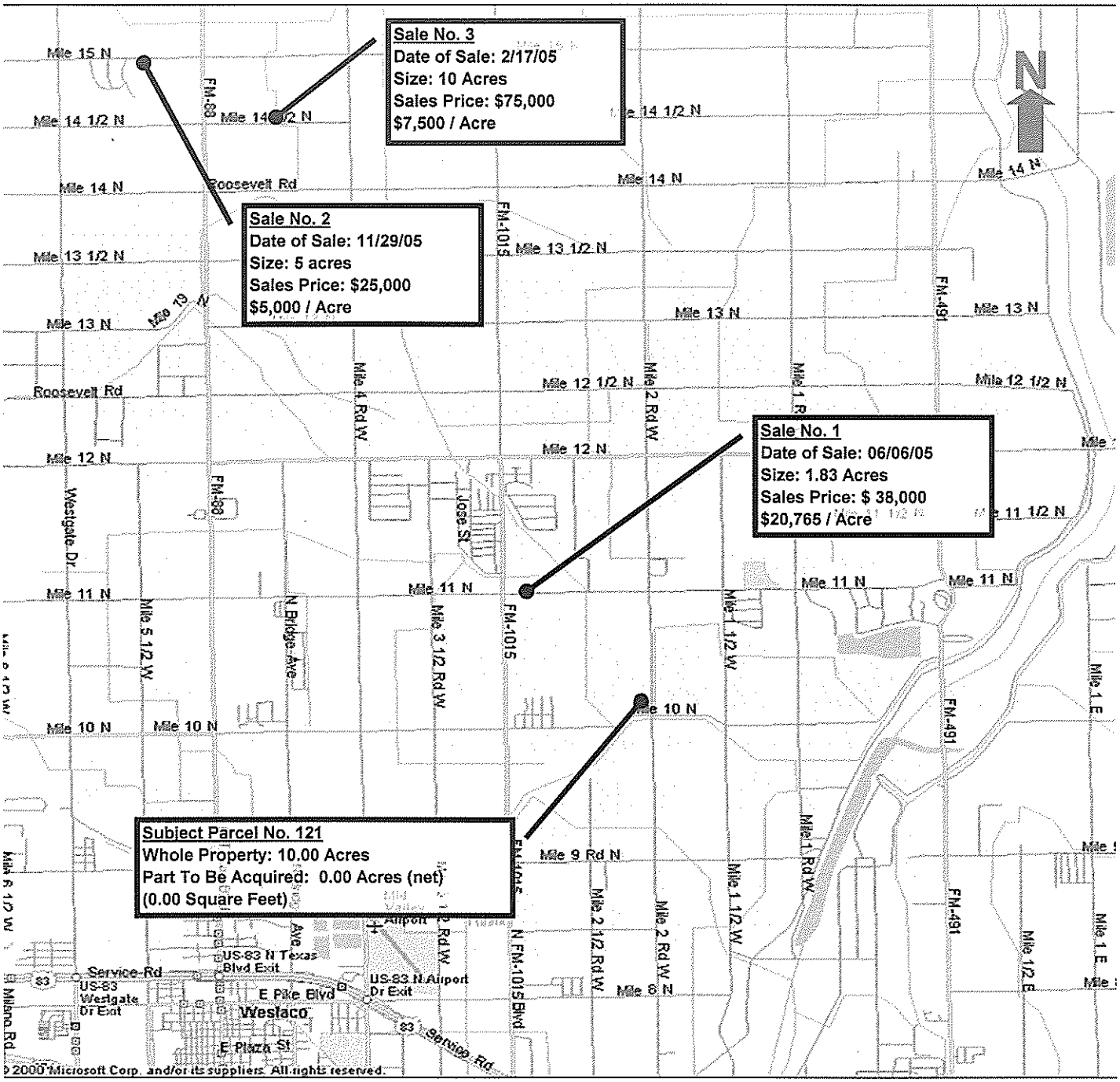
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

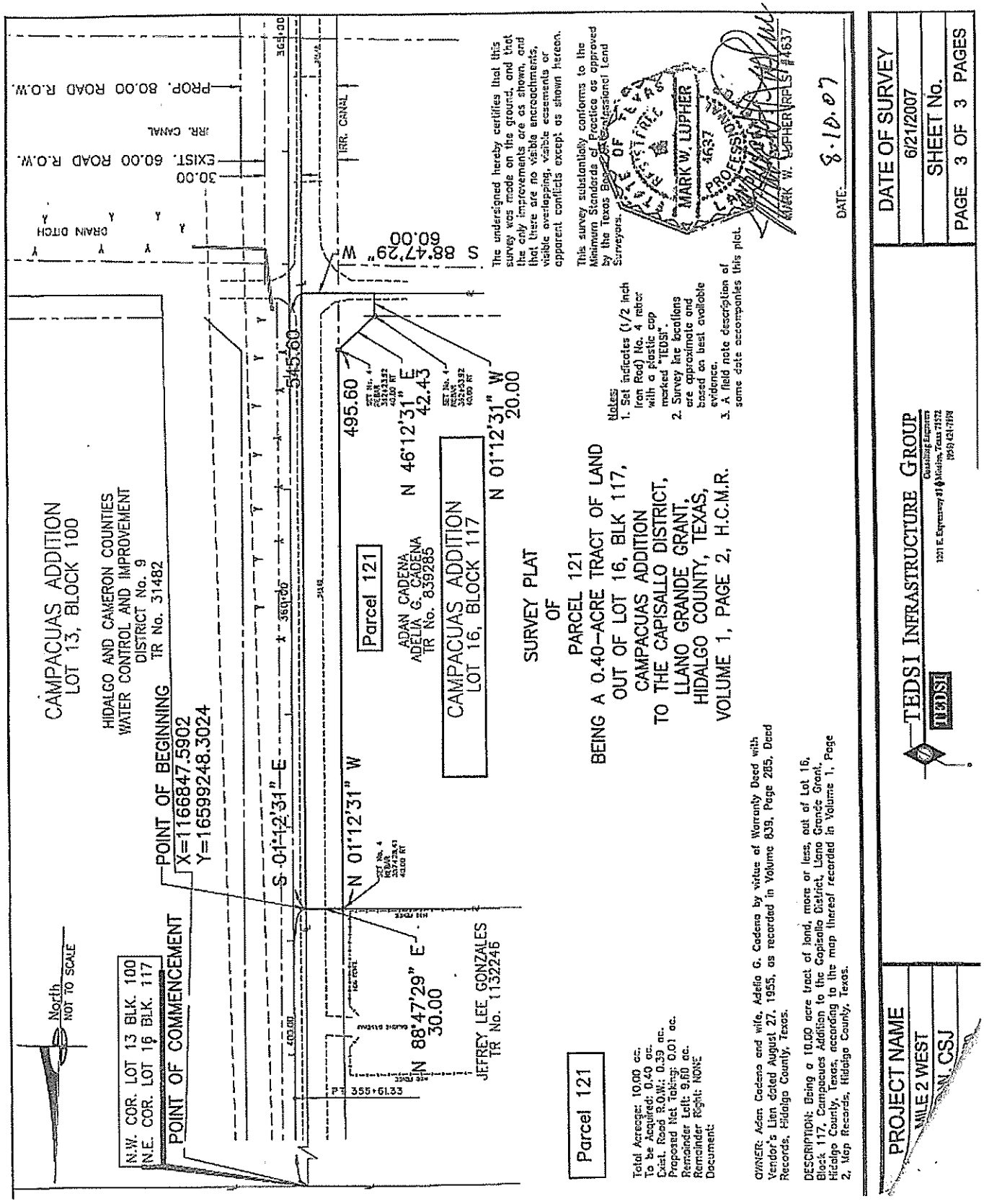
The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject properties Net acreage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



Yellow Highlight = Proposed Right-of-Way ; Green Highlight = Existing Right-of-Way

COUNTY: HIDALGO

R.O.W. CSJ: 0921-02-170

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTORS: ADAN CADENA AND WIFE ADELIA G. CADENA

FIELD NOTES FOR PARCEL - 121

Being a 0.4000 (17,418 square feet) of an acre tract of land, more or less, out of a 10.0000-acre tract of land out of Lot 16, Blk. 117, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 10.0000-acre tract of land is vested to Adan Cadena and wife Adelia G. Cadena by virtue of a Warranty Deed with Vendor's Lien dated August 27, 1955, recorded in Volume 839, Page 285, Deed Records, Hidalgo County, Texas. Said 0.4000 (17,418 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 16, Blk. 117, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1 Pg. 2 of Hidalgo County Map Records, **THENCE,** S 01° 12' 31" E, a distance of 400.00 feet to the Northeast corner and the **POINT OF BEGINNING,** with grid coordinates of X=1,166,847.5902 and Y=16,599,248.3024 All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, S 01° 12' 31" E, for a distance of 545.60 feet, to a point on the East line of Lot 16, for the Southeast corner of said tract herein described;

THENCE, S 88° 47' 29" W, parallel to the North line of Lot 16, for a distance of 60.00 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Southwest corner of said tract herein described;

THENCE, N 01° 12' 31" W, parallel to the East line of Lot 16, for a distance of 20.00 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an external corner of said tract herein described;

THENCE, N 46° 12' 31" E, for a distance of 42.43 feet, to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an internal corner of said tract herein described;

THENCE, N 01° 12' 31" W, parallel to the East line of Lot 16, for a distance of 495.60 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Northwest corner of said tract herein described;

THENCE, N 88° 47' 29" E, for a distance of 30.00 feet to the **POINT OF BEGINNING** and containing 0.4000 (17,418 square feet) of an acre of land, of which 0.3895 of an acre lies in the existing Mile 2 West Road Right-of-Way, and leaving a **PROPOSED NET TAKING** of 0.0103 of an acre of land.

A plat of same date accompanies this Field Note Description

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

Mark W. Lupher – R.P.L.S. # 4637

Date: 8.10.07

Explanation of Adjustments with Reconciliation:
During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located at the along the north line of Mile 11 North Road east of FM 1015. The property was purchased for residential development. The comparable sale is located in a superior market area as the subject property and as such a downward adjustment of -20% for location is indicated. The sale is an interior tract of land which is inferior to the subject property as it contains access along Mile 2 West and Mile 11 North Road, as such an upward adjustment of +5% is indicated. The subject property is a larger tract of land as compared to the sale, as such a -10% downward adjustment was indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $15,574 per acre.

Sale No. 2 is located on the south line of Mile 15 North Road west of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The sale is an interior tract of land which is inferior to the subject property as it contains access along Mile 2 West and Mile 11 North Road, as such an upward adjustment of +5% is indicated. The subject property is a larger tract of land as compared to the sale, as such a -5% downward adjustment was indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $6,000 per acre.

Sale No. 3 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The sale is an interior tract of land which is inferior to the subject property as it contains access along Mile 2 West and Mile 11 North Road, as such an upward adjustment of +5% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $9,375 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $5,000 per acre to $20,675 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $6,000 per acre to $15,574 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper end of the adjusted range was selected, $10,000 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.0100 Acres	@	$	15,000	per acre	$	150

Improvements:	*No Site Improvements Indicated*	$	-
		$	-
		$	-
		$	-
		$	-
	Total Improvements	**$**	**-**

TOTAL ESTIMATED VALUE	$	150
Cost To Cure Damages	$	-
Estimated Total Compensation	**$**	**150**

ADDENDUM

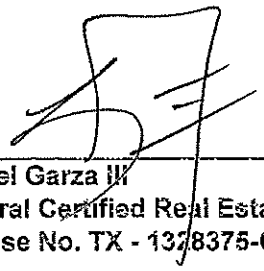
1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed

Certification of Appraisal

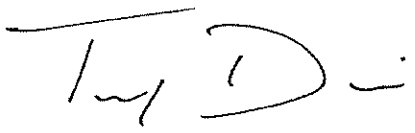
I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.



Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1328375-General



Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas AM University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The BOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the BOA if a variance is required. The BOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Former Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRDA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser			
Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office		
Caliches Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office			
Alamo	George west	McAllen	Rio Grande City
Alice	Cargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palm view	Sullivan City
Edinburg	La Ferial	Pleasanton	Weslaco
Eagle Pass	La Joy	Port Isabel	Zapata
Elsa	Los Beans	Progresso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 121
Adan Cadena
1015 South 12th Avenue
Edinburg, Texas 78539-5605

To Whom It May Concern:

Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Parcel 121
Adan Cadena
1015 South 12th Avenue
Edinburg, Texas 78539-5605

COMPLETE THIS SECTION ON DELIVERY

A. Signature: X Adan Cadena ☐ Agent ☐ Addressee

B. Received by (Printed Name): Adan Cadena C. Date of Delivery: 1/16/07

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label): 7005 1160 0001 0493 1561

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

CERTIFIED LETTER TRACKING INFORMATION

UNITED STATES POSTAL SERVICE®

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Track & Confirm FAQs

Track & Confirm

Search Results

Label/Receipt Number: 7005 1160 0001 0493 1561
Status: Delivered

Your item was delivered at 1:23 PM on January 6, 2007 in EDINBURG, TX 78539.

Track & Confirm

Enter Label/Receipt Number.

Go >

Notification Options

Track & Confirm by email

Get current event information or updates for your item sent to you or others by email. Go >

POSTAL INSPECTORS Preserving the Trust

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HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales R. G.
Right Of Way Agent

DATE: April 22, 2008

RE: Mile 2 West Road Project (Parcel # 126)
Miguel Cadena

==========

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $1,515.00

Settlement Offer: $3,015.00

Approved; 4/22/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

Texas Department of Transportation

PO BOX 1717 • PHARR TEXAS 78577-1717 • (956) 702-6100

April 21, 2008

Mr. Joe N. Pena
Director of Right of Way
Hidalgo County
509 E. Earling Road
San Juan, Texas 78589

RE: Counteroffer Acceptance
CSJ: 0921-02-192
Mile 2 West Project
From: Mile 12 N, South
To: US 83 (Mile 2 West)
Parcel 126

Mr. Pena,

After reviewing the counteroffer submitted to your office by the property owner of the above captioned project and parcel, it is this District Evaluation Team's recommendation to accept said counter offer as being prudent and in the best interest of the Texas Department of Transportation.

Please proceed with your acquisition negotiations based on this acceptance of the property owner's counteroffer.

Should you have any questions or comments please feel free to call Ramon Jimenez Jr. at (956) 702-6287.

Sincerely,

for Luana M. Gonzalez
Pharr District ROW Administrator

LMG/rj
cc: File

April 15, 2008

Miguel Cadena
4301 Mile 10 North
Mercedes, Texas 78570

Hidalgo County Right of Way
509 E. Earling Road
San Juan, Texas 78589

Re: Mile 2 West Road
Parcel # 126

Dear Mr. Pena,

Pursuant to my earlier conversations with you, we would like to request a counter offer to your earlier proposal concerning the acquisition of the referenced tract. Specifically, I am proposing a price of $3,015.00 for Parcel # 126. I believe these values are more in line with the recent sales in the immediate vicinity.

I am willing to sign a Warranty Deed upon my receipt of written acceptance of my counter offer, thereby avoiding the delay and expense of formal condemnation proceedings.

This offer will remain open for acceptance for a 30 day period from date hereof. Please contact me at your earliest convenience should you have any questions or comments regarding the above. With best regards, I remain.

Yours truly,

Miguel Cadena
Miguel Cadena

RECEIVED
R. D.
RIGHT OF WAY DEPT

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: **126** Highway: **CS** ROW CSJ: **0921-02-192**

Taking Type: Partial Taking
Size of Remainder: 5.12450 Acres
Type of Property: Rural Land
Contract Fencing: Undetermined
Appraised by: Leonel, III Garza
Date Appraised: 05/31/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Cadena, Miguel	Fee Simple	0.15150 Acres	$1,515.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$1,515.00	$0.00	$0.00	$0.00	$1,515.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
		Total:	$0.00	$0.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: **126** Highway: **CS** ROW CSJ: **0921-02-192**

V. Recapitulation

Date:	05/31/2007			Recommended Value
Appraiser's Name:	Leonel, III Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.15150 Acres			
VALUE FOR PARCEL	$1,515.00			$1,515.00
Land: per.	$10000.00/Acres			
Easement				
Improvements				
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$1,515.00			$1,515.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 126 is a partial taking of 0.1515 acres out of Lot 8, Blk 116 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the west line of Mile 2 West Road. The whole property is a vacant tract of land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $10,000 per acre for the subject economic unit.

Located within the partial taking are several site improvements. Said improvements are valued utilizing cost estimates from local contractors.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $1,515.00 represents current market value.

TABULATION OF VALUES (continued)

Parcel: **126** Highway: **CS** ROW CSJ: **0921-02-192**

VII. Justification and Explanation for Credit if Retained

NA

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: **126** Highway: **CS** ROW CSJ: **0921-02-192**

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are compensable under the State law.

District Reviewing Appraiser — Date: 1/16/08

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are compensable under the State law.

Contract Reviewing Appraiser — Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are compensable under the State law.

Division Reviewing Appraiser — Date

X. Approval of Values

County/City Representative — Date

District Engineer — Date: 1/24/08

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	West side of Mile 2 Road, located south of Mile 10 Road North, Hidalgo County, Texas.	District:	N/A
Property Owner:	Miguel Cadena	Parcel:	126
Address of Property Owner:	4301 Mile 10 North, Mercedes TX. 78570-7417	CSJ:	0921-01-192
Occupant's Name:	Vacant	Federal Project No:	N/A
Whole: ☐	Partial: ☑ Acquisition	Highway: Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that , it is my opinion the total compensation for the acquisition of the herein described property is $1,515 as of May 31, 2007 based upon my independent appraisal and the exercise of my professional judgment; on January 26, 2007, and May 29, 2007 (date)(s), I personally inspected in the field the property herein appraised; I afforded Miguel Cadena, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State,

and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

January 9, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

1/16/08
District Reviewing Appraiser — Date

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within Hidalgo County. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the western frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 5.276 acre gross tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road, have been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 1.83 acres to 10.0 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 26,397 square feet (0.6060 acres), in which a portion of 19,798 square feet (0.4545 acres) lies within existing road right of way, leaving a net land area to be acquired is 6,599 square feet (0.1515 acres). The proposed partial acquisition has approximately 660.00 lineal feet of frontage along the western side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a commercial use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.6060	26,397
Existing ROW	0.4545	19,798
To Be Acquired (Net)	0.1515	6,599

Legal Description of The Part To Be Acquired

A 0.6060 (26,398 square feet) of an acre tract of land, more or less, out of a 5.73 acre tract of land out of Lot 8, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Miguel Cadena. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-116-0008-25. The subject property land assessment was indicated to be $19,546. The indicated unit assess rate for the subject property under agricultural exemption was indicated to be $400 per acre. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the Weslaco, Mercedes, Edcouch and Elsa markets. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as vacant and as if improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential development based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

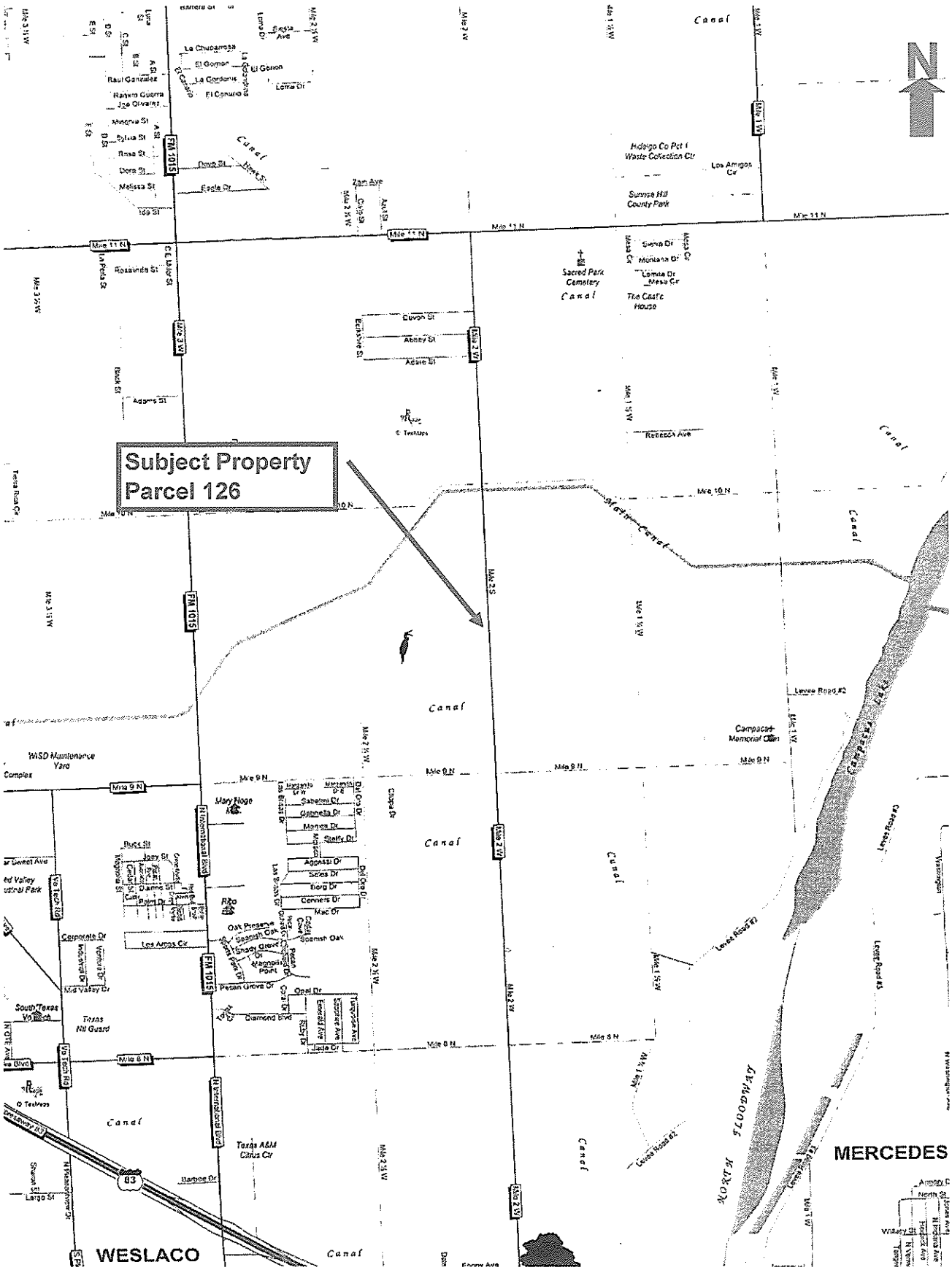
Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as vacant" and "as if improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the eastern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential, commercial, and light to heavy industrial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a residential use "as vacant" and "as if improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

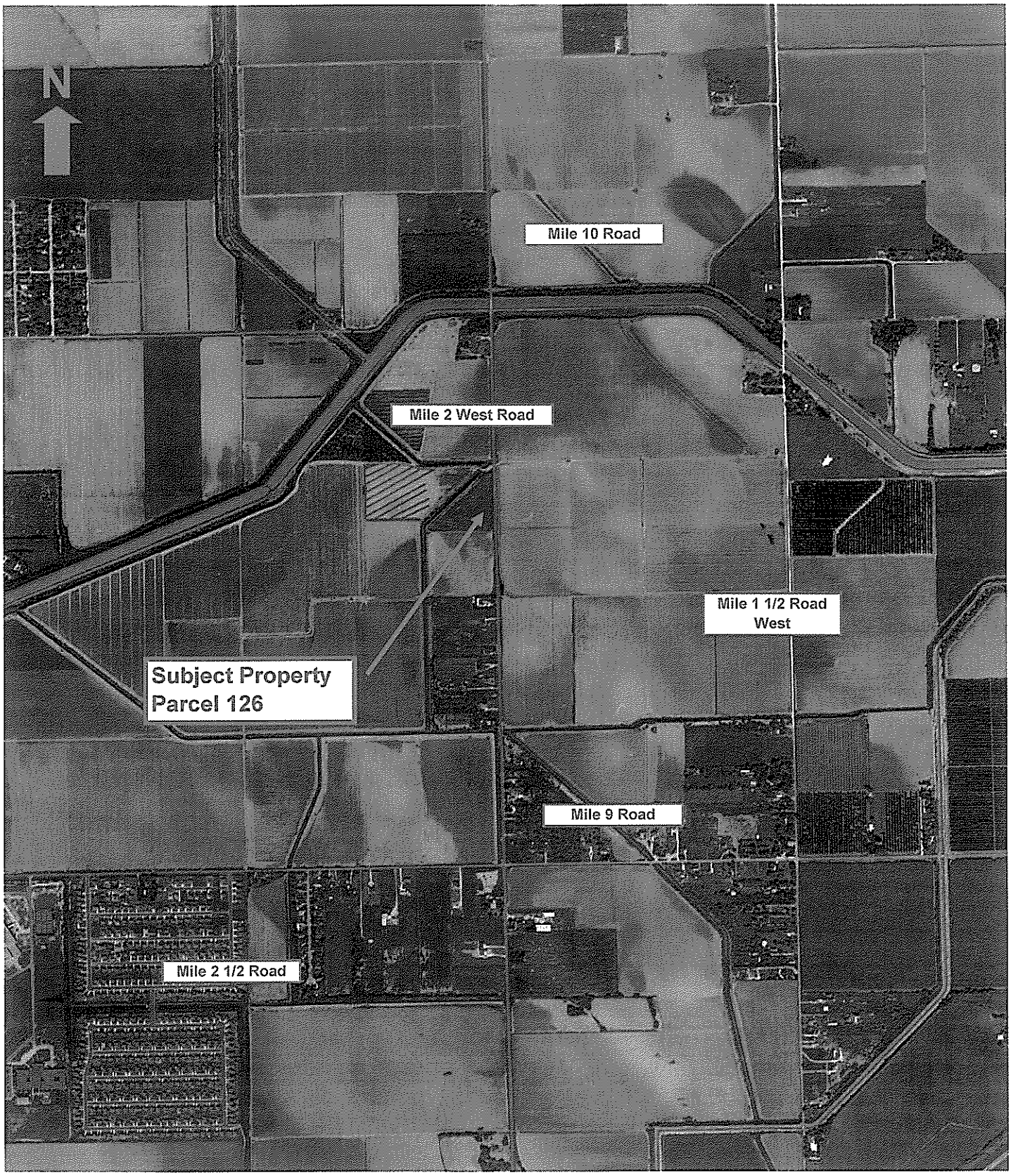
After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as vacant" and "as if improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY



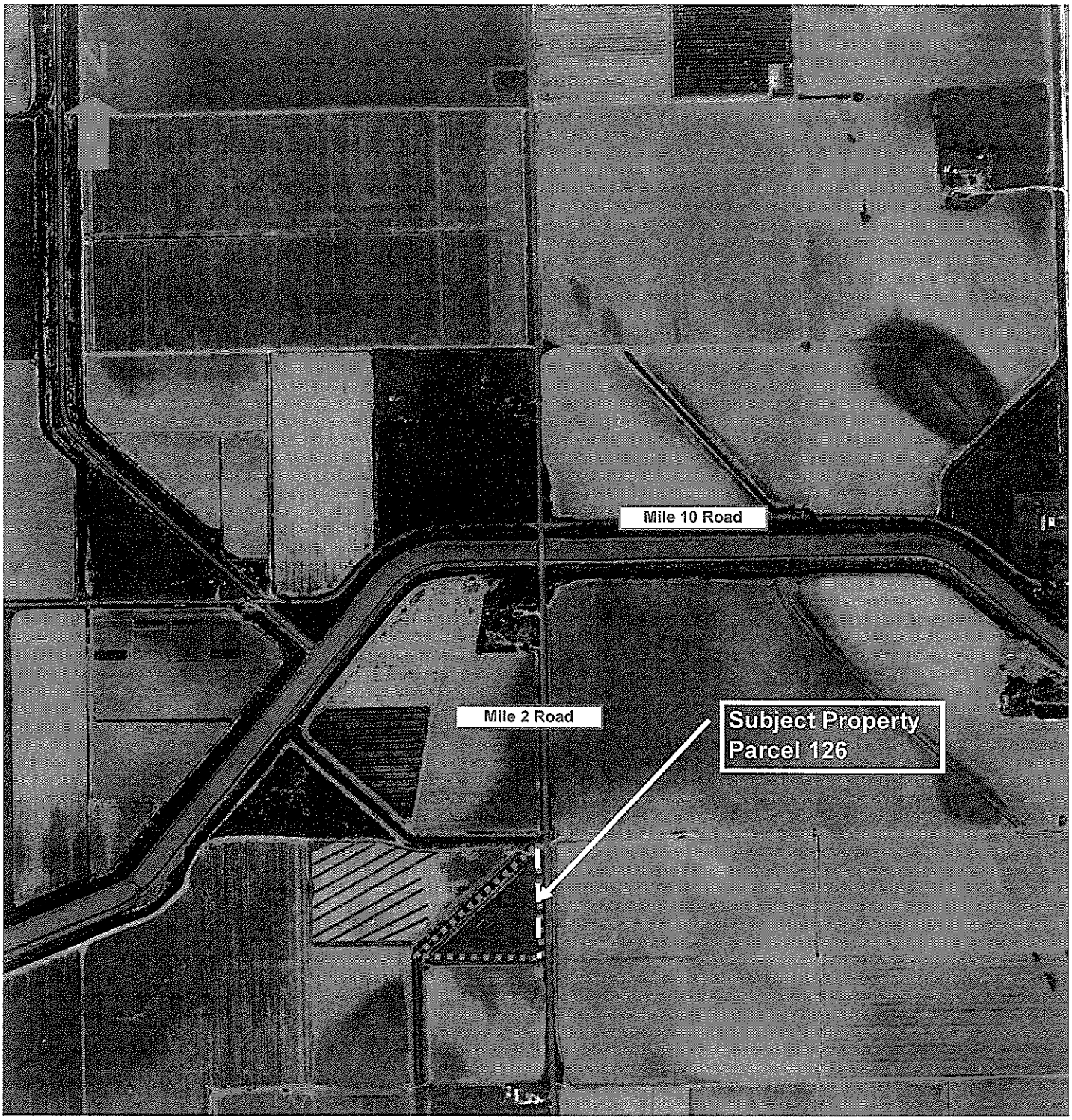
Copyright 1996-2006 TexMaps

AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)



NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 126

Local Address: West side of Mile 2 Road, located south of Mile 10 Road North, Hidalgo County, Texas.

Date Taken: January 26, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Western View
Photo 2: Western View

Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Additional western view of subject property taken from existing Mile 2 West Road Right-of-way.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

Photo 3
Northern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

Photo 4
Southern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 126

Local Address: West side of Mile 2 Road, located south of Mile 10 Road North, Hidalgo County, Texas.

Date Taken: January 26, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 5: Mile 2 West Road R.O.W.
Photo 6: Mile 2 West Road R.O.W.

Looking: Photo 5: Northern View
Photo 6: Southern View

Photo 5
Northern view of Mile 2 West.

Photo 6
Southern view of Mile 2 West.

2. Point from which taken: Photo 7: Mile 2 West Road R.O.W.
Photo 8: Mile 2 West Road R.O.W.

Looking: Photo 7: Southwestern View
Photo 8: Northwestern View

Photo 7
Southwestern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

Photo 8
Northwestern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 5.730 acres tract of land currently being utilized for agricultural use located along western side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.6060 acres (26,397 square feet) gross of which a portion of 0.4545 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.1515 acres (6,599 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of single family residential and small commercial retail developments. Several properties along Mile 2 West Road are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Miguel Cadena as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Miguel Cadena The subject property was transferred from to Miguel Cadena (Grantee) on October 7, 1968. Therefore, the subject has been in the name of Miguel Cadena for over Thirty-Eight (38) years.

Legal Description: (Whole Property) A 5.73 acre tract of land out of Lot 8, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Legal Description: (Part to be Acquired) A 0.6060 (26,398 square feet) of an acre tract of land, more or less, out of a 5.73 acre tract of land out of Lot 8, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the off-site inspection of the subject property, no building nor site improvements were indicated within nor affected by the part to be acquired. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Residential Development

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1		Comp. No. 2		Comp. No. 3	
Grantor		Reynaldo Garcia, Jr.		David Keith Brannan and Joel Collin Brannan		Telesforo Barrera and wife, Rosita R. Barrera	
Grantee	Miguel Cadena	Julio C. Avila and wife, Maribel Avila		Rogelio G. Robles and wife, Guadalupe E. Robles		Maria Luisa Lopez Castrejon	
Date of Sale	August 7, 1968	June 6, 2005		November 29, 2005		February 17, 2005	
Unit Price	Ac	20,765	/Ac	5,000	/ Ac	7,500	/ Ac
Relative Location	Average	Superior	-20%	Inferior	20%	Inferior	20%
Lot Location	Interior Tract	Interior Tract	0%	Interior Tract	0%	Interior Tract	0%
Financing	Conventional	Similar	0%	Similar	0%	Similar	0%
Conditions of Sale	Cash To Seller	Similar	0%	Similar	0%	Similar	0%
Market Conditions	Average	Similar	0%	Similar	0%	Similar	0%
Physical Characteristics	Typical of Market	Similar	0%	Similar	0%	Similar	0%
Available Utilities	Water / Electricity / Phone	Similar	0%	Similar	0%	Similar	0%
Street Access / Frontage	Mile 2 Road West	Mile 11 North Road	0%	Mile 15th North Road	0%	Mile 14 1/2 North Road	0%
Size of Tract	5.28 Ac	1.83 Ac	-5%	5.00 Ac	-	10.00 Ac	5%
Net Adjustments			Δ -25%		Δ 20%		Δ 25%
Indicated Unit Value		$ 15,574	Ac	$ 6,000	Ac	$ 9,375	Ac

Estimated Unit Value of Fee Simple Area $ **10,000** /Acre

Estimated Value by Sales Comparison Approach **(0.1515 Ac. x $10,000 / Acre)** $ **1,515**
(Includes Part To Be Acquired Only)

Comparable Sale No. 1

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 126 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Reynaldo Garcia, Jr. Grantee/Lessee: Julio C. Avila and wife, Maribel Avila

Date: June 6, 2005 Recording Information: Document# 1486507 Key Map: N/A

Address: Located along the northern side of Mile 11 Road, located east of FM 1015, Hidalgo County, Texas. Zip Code: 78501

Legal Description: All of Lot 7, Jo Mar Estates, an Addition to the City of Weslaco, Hidalgo County, Texas, according to the map recorded in Volume 30, Page 80, Map Records in the Office of County Clerk of Hidalgo County, Texas.

Confirmed Price : $ 38,000 Verified with: MLS# L99921S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 1.83 Acres or 79,715 Sf Unit Price as Vacant : $ 20,765 / Ac or $ 0.48 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Use

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information: The subject property is located on the north side of Mile 11, just east of FM 1015 in Hidalgo County, Texas. The property has 150' lineal feet of frontage along Mile 11 Road. The subject property is Lot 7 of the Jo Mar Subdivision. Jo Mar Subdivision is a residential subdivision consisting of large tracts of land with deed restrictions, limiting the minimal living area to 1,400 sq of living area.

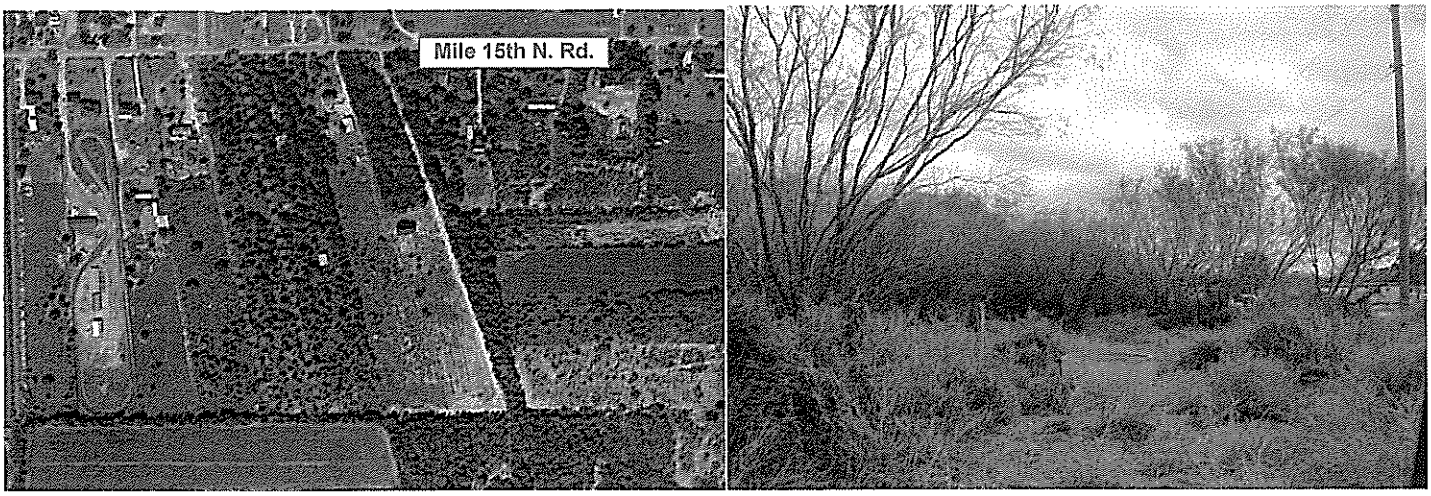
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 2

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 126 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: David Keith Brannan and Joel Collin Brannan Grantee/Lessee: Rogelio G. Robles and wife, Guadalupe E. Robles

Date: November 29, 2005 Recording Information: Document# 1554988 Key Map: N/A

Address: South side of Mile 15 Road, about 1/4 mile west of FM 88. Zip Code: 78539

Legal Description: A 5.00 acre tract of land out of Farm Tract Four Hundred Six (406), West and Adams Tract Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 2, Page 34-37, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 25,000 Verified with: MLS# L01077S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 5.00 Acres or 217,800 Sf Unit Price as Vacant : $ 5,000 /Acre or $ 0.11 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

The subject property is located on the south side of Mile 15, just west of FM 88 in Hidalgo County, Texas. The property has 142.66' lineal feet of frontage along Mile 15 Road. The subject property is an irregular shape tract located about one mile south of Elsa.

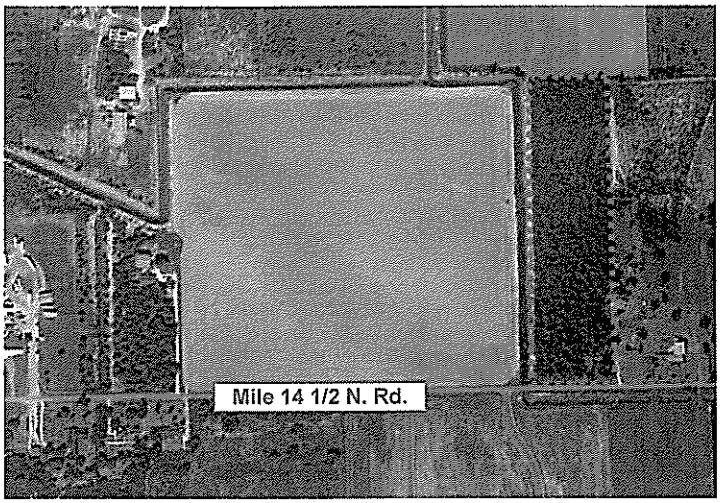
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 126 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adams Tracts Subdivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price: $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Acre or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

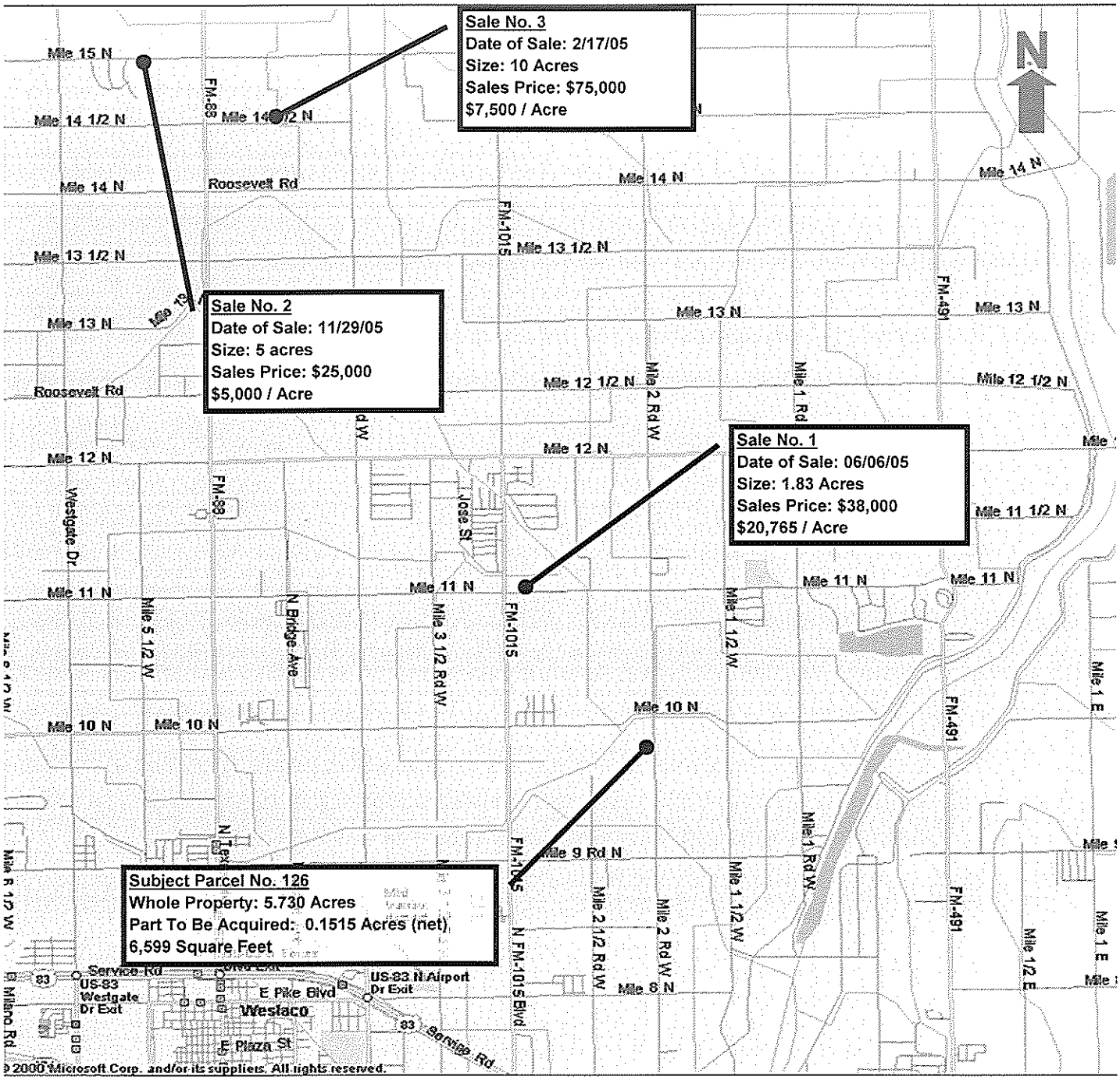
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

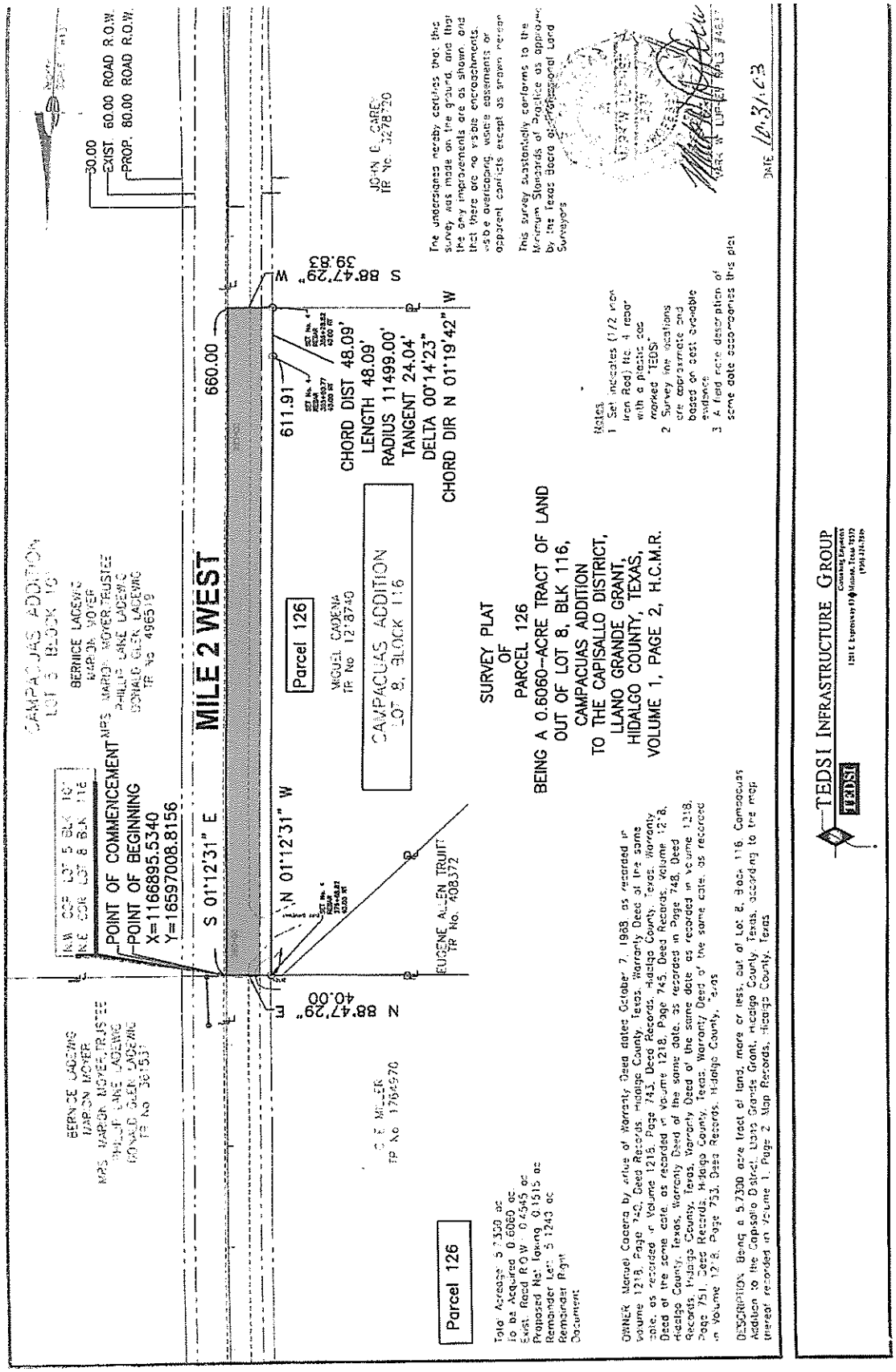
The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject properties Net acreage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



Yellow Highlight = Proposed Right-of-Way ; Green Highlight = Existing Right-of-Way

FIELD NOTES OF PART TO BE ACQUIRED (Page 1 of 2)

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTOR: MIGUEL CADENA

FIELD NOTES FOR PARCEL - 126

Being a 0.6060 (26,398 square feet) of an acre tract of land, more or less, out of a 5.7300-acre tract of land out of Lot 8, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 5.7300-acre tract of land is vested to Miguel Cadena by virtue of Warranty Deed dated October 7, 1968, recorded in Volume 1218, Page 740, Deed Records, Hidalgo County, Texas; Warranty Deed of the same date, recorded in Volume 1218, Page 743, Deed Records, Hidalgo County, Texas; Warranty Deed of the same date, recorded in Volume 1218, Page 745, Deed Records, Hidalgo County, Texas; Warranty Deed of the same date, recorded in Volume 1218, Page 748, Deed Records, Hidalgo County, Texas; Warranty Deed of the same date, recorded in Volume 1218, Page 751, Deed Records, Hidalgo County, Texas; and Warranty Deed of the same date, recorded in Volume 1218, Page 753, Deed Records, Hidalgo County, Texas. Said 0.6060 (26,398 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 8, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1, Pg. 2, Hidalgo County Map Records, and **POINT OF BEGINNING,** with grid coordinates of X = 1,166,895.5340 and Y = 16,597,008.8156. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, S 01° 12' 31" E, for a distance of 660.00 feet, to a point on the East line of Lot 8, for the Southeast corner of said tract herein described;

FIELD NOTES OF PART TO BE ACQUIRED (Page 2 of 2)

THENCE, S 88° 47' 29" W, parallel to the North line of Lot 8, for a distance of 39.83 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Southwest corner of said tract herein described;

THENCE, In a Northwesterly direction with the proposed West Right-of-Way line of said Mile 2 West and with the line of said curve to the right with an arc angle of 00° 14' 23", a radius of 11,499.00 feet, a tangent of 24.04 feet, a curve length of 48.09 feet, a chord that bears N 01° 19' 42" W and a chord length of 48.09 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for a point on the proposed West Right-of-Way line of said Mile 2 West;

THENCE, N 01° 12' 31" W, parallel to the East line of Lot 8, for a distance of 611.91 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Northwest corner of said tract herein described;

THENCE, N 88° 47' 29" E, for a distance of 40.00 feet to the **POINT OF BEGINNING** and containing 0.6060 (26,398 square feet) of an acre of land, of which 0.4545 of an acre lies in the existing Mile 2 West Road Right-of-Way, and leaving a **PROPOSED NET TAKING** of 0.1515 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description

Mark W. Lupher – R.P.L.S. # 4637

Date: 10/31/03

Explanation of Adjustments with Reconciliation:
During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located at the along the north line of Mile 11 North Road east of FM 1015. The property was purchased for residential development. The comparable sale is located in a superior market area as the subject property and as such a downward adjustment of -20% for location is indicated. The subject property is a larger tract of land as compared to the sale, as such a -5% adjustment is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $15,574 per acre.

Sale No. 2 is located on the south line of Mile 15 North Road west of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $6,000 per acre.

Sale No. 3 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The subject property is a smaller tract of land as compared to the sale, as such a +5% adjustment is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $9,375 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $5,000 per acre to $20,675 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $6,000 per acre to $15,574 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper end of the adjusted range of market value was selected, $10,000 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.1515 Acre	@	$	10,000	Per Acre	$	1,515

Improvements:	*No Improvements Indicated*	$	-
		$	-
		$	-
		$	-
		$	-
	Total Improvements	**$**	-

TOTAL ESTIMATED VALUE	$	1,515
Cost To Cure Damages	$	-
Estimated Total Compensation	**$**	**1,515**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed

Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1328375-General

Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Former Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 126
Miguel Cadena
4301 Mile 10 North
Mercedes, Texas 78570-7417

To Whom It May Concern:

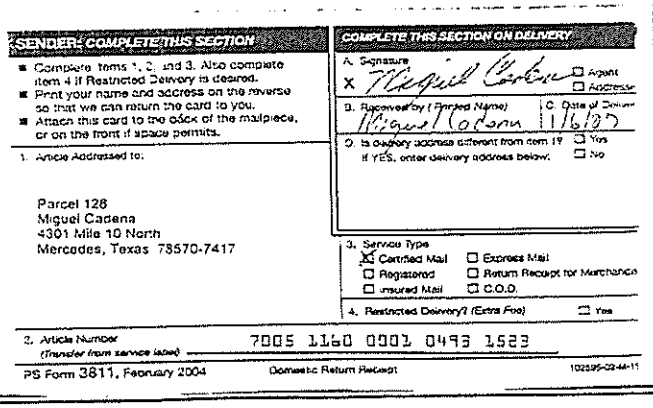
Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Parcel 126
Miguel Cadena
4301 Mile 10 North
Mercedes, Texas 78570-7417

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X Miguel Cadena ☐ Agent ☐ Addressee

B. Received by (Printed Name) Miguel Cadena C. Date of Delivery 11/6/07

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☒ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label) 7005 1160 0001 0493 1523

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1

CERTIFIED LETTER TRACKING INFORMATION

UNITED STATES POSTAL SERVICE®

Track & Confirm

Search Results

Label/Receipt Number: **7005 1160 0001 0493 1523**
Status: **Delivered**

Your item was delivered at 1:25 PM on January 6, 2007 in MERCEDES, TX 78570.

Track & Confirm

Enter Label/Receipt Number.

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Get current event information or updates for your item sent to you or others by email. Go >

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HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales
Right Of Way Agent

DATE: June 1, 2008

RE: Mile 2 West Road Project (Parcel # 144)
Manuel & Maria De Jesus Carmona

==========

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $500.00

Settlement Offer: $1,000.00

Approved; _____ 6/3/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

Texas Department of Transportation

PO BOX 1717 • PHARR TEXAS 78577-1717 • (956) 702-6100

May 28, 2008

Mr. Joe N. Pena
Director of Right of Way
Hidalgo County
509 E. Earling Road
San Juan, Texas 78589

RE: Counteroffer Acceptance
CSJ: 0921-02-192
Mile 2 West Project
From: Mile 12 N, South
To: US 83 (Mile 2 West)
Parcel 144

Mr. Pena,

After reviewing the counteroffer submitted to your office by the property owner of the above captioned project and parcel, it is this District Evaluation Team's recommendation to accept said counter offer as being prudent and in the best interest of the Texas Department of Transportation.

Please proceed with your acquisition negotiations based on this acceptance of the property owner's counteroffer.

Should you have any questions or comments please feel free to call Ramon Jimenez Jr. at (956) 702-6287.

Sincerely,

For Luana M. Gonzalez
Pharr District ROW Administrator

LMG/rj
cc: File

April 24, 2008

Manuel Carmona
2504 S. Ohio
Weslaco, Texas 78596

Hidalgo County Right of Way
509 E. Earling Road
San Juan, Texas 78589

Re: Mile 2 West Road
Parcel # 144

Dear Mr. Pena,

Pursuant to my earlier conversations with you, we would like to request a counter offer to your earlier proposal concerning the acquisition of the referenced tract. Specifically, I am proposing a price of $1,000.00 for Parcel # 144. I believe these values are more in line with the recent sales in the immediate vicinity.

I am willing to sign a Warranty Deed upon my receipt of written acceptance of my counter offer, thereby avoiding the delay and expense of formal condemnation proceedings.

This offer will remain open for acceptance for a 30 day period from date hereof. Please contact me at your earliest convenience should you have any questions or comments regarding the above. With best regards, I remain.

Yours truly,

Manuel Carmona

RECEIVED
RIGHT OF WAY DEPT.

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: 144 Highway: CS ROW CSJ: 0921-02-192

Taking Type: Partial Taking
Size of Remainder: 2.71980 Acres
Type of Property: Rural Land
Contract Fencing: Undetermined
Appraised by: Leonel, III . Garza
Date Appraised: 05/31/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Aguilar, Eliza T.	Fee Simple	0.14380 Acres	$500.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$500.00	$0.00	$0.00	$0.00	$500.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
		Total:	$0.00	$0.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

TABULATION OF VALUES (continued)

Parcel: 144 Highway: CS ROW CSJ: 0921-02-192

V. Recapitulation

Date:	05/31/2007			Recommended Value
Appraiser's Name:	Leonel, III . Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.14380 Acres			
VALUE FOR PARCEL	$111.00			$500.00
Land: per.	$15000.00/Acres			
Easement				
Improvements				
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$111.00			$500.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 144 is a partial taking of 0.0074 acres out of Lot 9, Blk 116 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the west line of Mile 2 West Road. The whole property is improved land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $15,000 per acre for the subject economic unit.

The partial taking is vacant of structural or site improvemetns.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $111.00 represents current market value.

The appraiser's value of $111.00 appears to be well supported by information contained within this appraisal report. However, in order to expedite negotiations, and as outlined in Chapter 2, Section 11 of the Appraisal and Review Manual, this reviewer recommends a value of $500.00 for acquisition of the parcel.

TABULATION OF VALUES (continued)

Parcel: 144 Highway: CS ROW CSJ: 0921-02-192

VII. Justification and Explanation for Credit if Retained

NA

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 144 Highway: CS ROW CSJ: 0921-02-192

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date: 3/31/08

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Contract Reviewing Appraiser — Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Division Reviewing Appraiser — Date

X. Approval of Values

County/City Representative — Date

District Engineer — Date: 3/21/08

ROW-A-6
(Rev. 7/2004)
GSD-EPC

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.	District:	N/A	
Property Owner:	Manuel Carmona & Maria De Jesus Carmona	Parcel:	144	UPDATE 04/23/08
Address of Property Owner:	2504 S Ohio Weslaco, Texas 78596	CSJ:	0921-01-192	
Occupant's Name:	Manuel Carmona & Maria De Jesus	Federal Project No:	N/A	
Whole: ☐	Partial: ☑ Acquisition	Highway:	Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that , it is my opinion the total compensation for the acquisition of the herein described property is $111 as of May 31, 2007, based upon my independent appraisal and the exercise of my professional judgment; on February 27, 2007, and May 29, 2007(date)(s), I personally inspected in the field the property herein appraised; I afforded Manuel Carmona and wife, Maria de Jesus Carmona, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State,

and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

April 23, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date: 4/23/2008

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within Hidalgo County. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report. A certified letter was sent to the owner of record Eliza T. Aguilar & Juan Aguilar prior to the appraiser's initial inspection. The subject property's ownership has transferred since the initial inspection. A new letter is being sent to the current owner of record, Manuel Carmona and wife, Maria de Jesus Carmona. It has been indicated by the Hidalgo Right of Way Department that the current owner of record has been notified of the project, and is in the negotiating phase.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the western frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 2.8636 acre tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road, have been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 1.83 acres to 10.0 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 6,264 square feet (0.1438 acres), in which a portion of 5,942 square feet (0.1364 acres) lies within existing road right of way, leaving a net land area to be acquired is 322 square feet (0.0074 acres). The proposed partial acquisition has approximately 198.00 lineal feet of frontage along the western side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a commercial use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.1438	6,264
Existing ROW	0.1364	5,942
To Be Acquired (Net)	0.0074	6,264

Legal Description of The Part To Be Acquired

A 0.1438 (6,264 square feet) of an acre tract of land, more or less, out of a 3.00 acre tract of land out of Lot 9. Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Manuel Carmona & Maria De Jesus Carmona. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-116-0009-15. The subject property land assessment was indicated to be $24,253. The indicated unit assess rate for the subject property was indicated to be $8,084 per acre. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the Edinburg and Pharr markets. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as if vacant and as improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential purposes based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as if vacant" and "as improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the eastern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

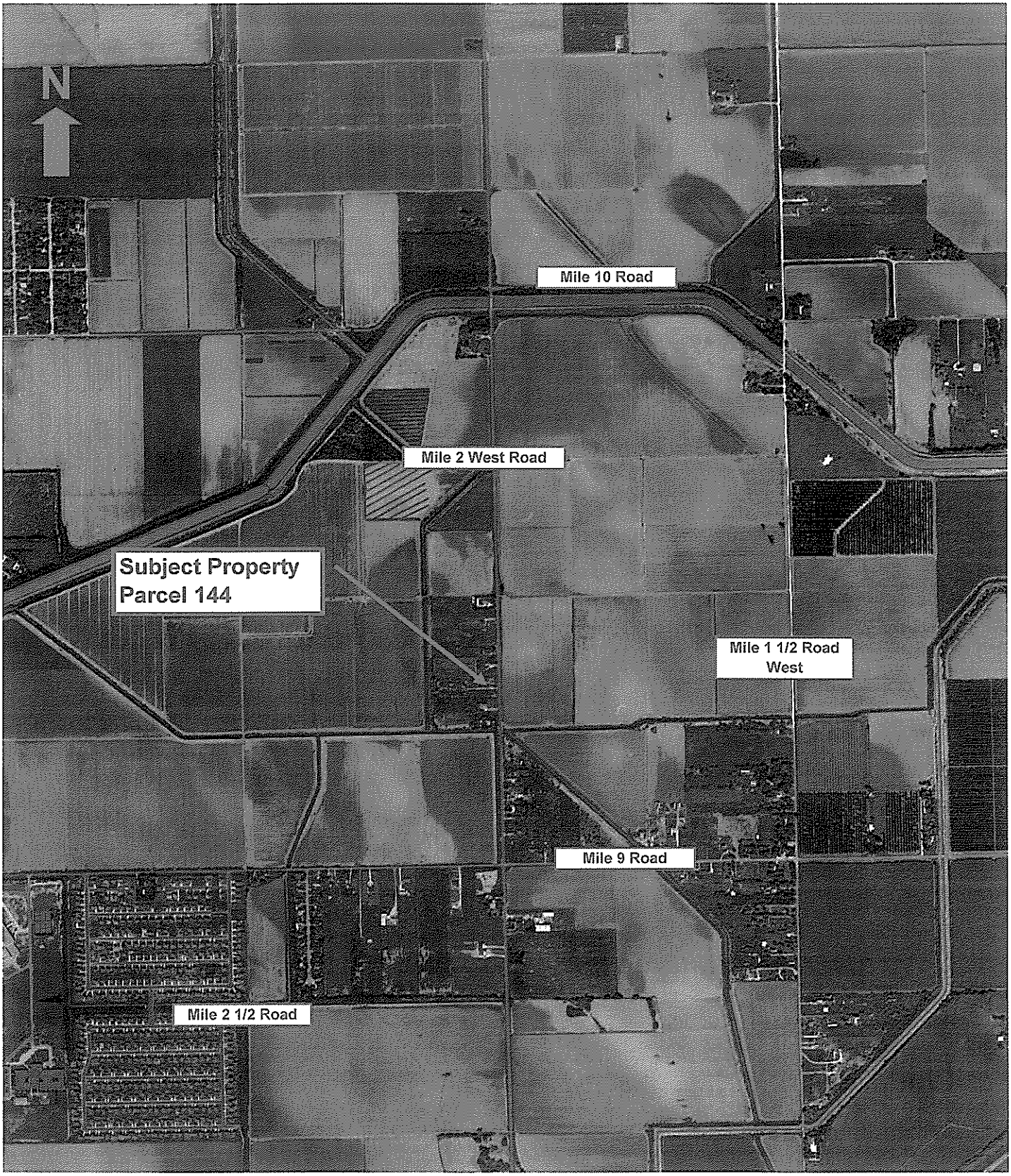
The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential, commercial, and light to heavy industrial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a residential use "as if vacant" and "as improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as if vacant" and "as improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY

Copyright 1996-2006 TexMaps

AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)

NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD, HIGHLIGHTED IN YELLOW. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 144

Local Address: West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Western View
Photo 2: Western View

Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Additional western view of subject property taken from existing Mile 2 West Road Right-of-way.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

Photo 3
Northern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

Photo 4
Southern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 144

Local Address: West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 5: Mile 2 West Road R.O.W.
Photo 6: Mile 2 West Road R.O.W.

Looking: Photo 5: Northern View
Photo 6: Southern View

Photo 5
Northern view of Mile 2 West.

Photo 6
Southern view of Mile 2 West.

2. Point from which taken: Photo 7: Mile 2 West Road R.O.W.
Photo 8: Mile 2 West Road R.O.W.

Looking: Photo 7: Western View
Photo 8: Northwestern View

Photo 7
Western view of water meter located along the part to be acquired.

Photo 8
Additional northwestern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 3.00 acres tract of land currently being utilized for residential use located along western side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.1438 acres (6,264 square feet) gross of which a portion of 0.1364 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.0074 acres (322 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of agricultural use, single family residential and small commercial developments. Several properties along Mile 2 West Road and the near by areas are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Eliza T. Aguilar & Juan Aguilar as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Manuel Carmona & Maria De Jesus Carmona. The subject property was transferred from Eliza T Aguilar & Juan Aguilar (Grantor) to Manuel Cardona & Maria De Jesus Cardona (Grantee) on October 29, 2007. Therefore, the subject has been in the name of Manuel Carmona & Maria De Jesus Carmona for over one (1) year.

Legal Description: (Whole Property) A 3.00 acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Legal Description: (Part to be Acquired) A 0.1438 (6,264 square feet) of an acre tract of land, more or less, out of a 3.00 acre tract of land out of Lot 9. Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the off-site inspection of the subject property, no building improvements or site improvements were indicated within nor affected by the part to be acquired. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Residential Use

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page)

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1	Comp. No. 2	Comp. No. 3
Grantor	Juan Aguilar & Elizabeth Aguilar	Reynaldo Garcia, Jr.	David Keith Brannan and Joel Collin Brannan	Telesforo Barrera and wife, Rosita R. Barrera
Grantee	Manuel Carmona & Maria De Jesus Carmona	Julio C. Avila and wife, Maribel Avila	Rogelio G. Robles and wife, Guadalupe E. Robles	Maria Luisa Lopez Castrejon
Date of Sale	October 29, 2007	June 6, 2005	November 29, 2005	February 17, 2005
Unit Price	/ Ac	20,765 / Ac	5,000 / Ac	7,500 / Ac
Relative Location	Average	Superior -20%	Inferior 20%	Inferior 20%
Lot Location	Interior Tract	Interior Tract 0%	Interior Tract 0%	Interior Tract 0%
Financing	Conventional	Similar 0%	Similar 0%	Similar 0%
Conditions of Sale	Cash To Seller	Similar 0%	Similar 0%	Similar 0%
Market Conditions	Average	Similar 0%	Similar 0%	Similar 0%
Physical Characteristics	Typical of Market	Similar 0%	Similar 0%	Similar 0%
Available Utilities	Water / Electricity / Phone	Similar 0%	Similar 0%	Similar 0%
Street Access / Frontage	Mile 2 West	Mile 11 North Road 0%	Mile 15th North Road 0%	Mile 14th & 1/2 North Road 0%
Size of Tract	2.8636 Ac	1.83 Ac 0%	5.00 Ac 5%	10.00 Ac 10%
Net Adjustments		Δ -20%	Δ 25%	Δ 30%
Indicated Unit Value		$ 16,612 / Ac	$ 6,250 / Ac	$ 9,750 / Ac

Estimated Unit Value of Fee Simple Area **$ 15,000 / Ac**

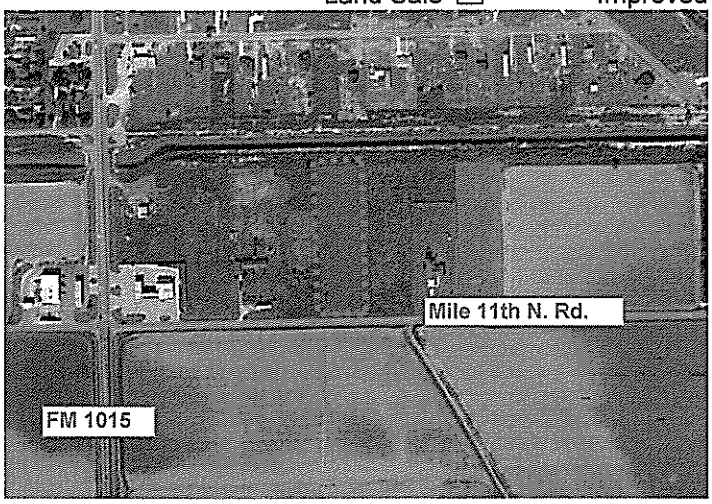
Estimated Value by Sales Comparison Approach **(0.0074 Ac. x $ 15,000 / Acre)** **$ 111**
(Includes Part To Be Acquired Only)

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 144 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Reynaldo Garcia, Jr. Grantee/Lessee: Julio C. Avila and wife, Maribel Avila

Date: June 6, 2005 Recording Information: Document# 1486507 Key Map: N/A

Address: Located along the northern side of Mile 11 Road, located east of FM 1015, Hidalgo County, Texas. Zip Code: 78501

Legal Description: All of Lot 7, Jo Mar Estates, an Addition to the City of Weslaco, Hidalgo County, Texas, according to the map recorded in Volume 30, Page 80, Map Records in the Office of County Clerk of Hidalgo County, Texas.

Confirmed Price : $ 38,000 Verified with: MLS# L99921S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 1.83 Acres or 79,715 Sf Unit Price as Vacant : $ 20,765 / Ac or $ 0.48 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Use

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information: The subject property is located on the north side of Mile 11, just east of FM 1015 in Hidalgo County, Texas. The property has 150' lineal feet of frontage along Mile 11 Road. The subject property is Lot 7 of the Jo Mar Subdivision. Jo Mar Subdivision is a residential subdivision consisting of large tracts of land with deed restrictions, limiting the minimal living area to 1,400 sq of living area.

Appraiser: Leonel Garza III (Typed, not signed) January 26, 2007 Date

Comparable Sale No. 2

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 144 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: David Keith Brannan and Joel Collin Brannan Grantee/Lessee: Rogelio G. Robles and wife, Guadalupe E. Robles

Date: November 29, 2005 Recording Information: Document# 1554988 Key Map: N/A

Address: South side of Mile 15 Road, about 1/4 mile west of FM 88. Zip Code: 78539

Legal Description: A 5.00 acre tract of land out of Farm Tract Four Hundred Six (406), West and Adams Tract Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 2, Page 34-37, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 25,000 Verified with: MLS# L01077S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 5.00 Acres or 217,800 Sf Unit Price as Vacant : $ 5,000 /Acre or $ 0.11 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

The subject property is located on the south side of Mile 15, just west of FM 88 in Hidalgo County, Texas. The property has 142.66' lineal feet of frontage along Mile 15 Road. The subject property is an irregular shape tract located about one mile south of Elsa.

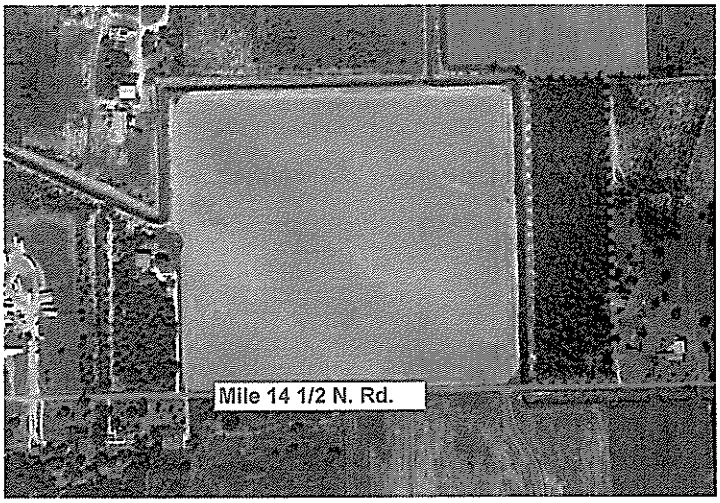
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 3

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 144 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adams Tracts Subdivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price: $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Acre or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

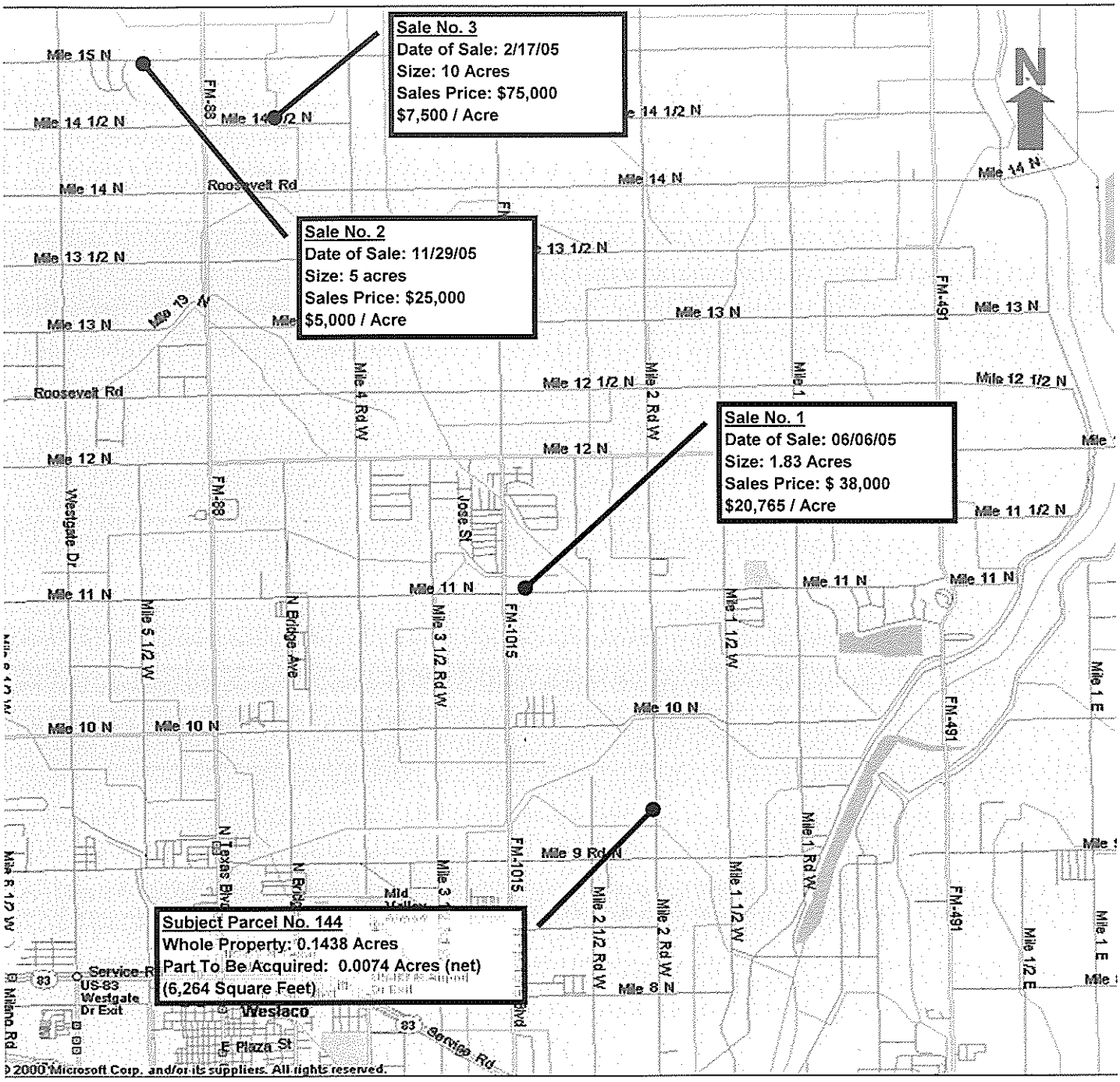
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

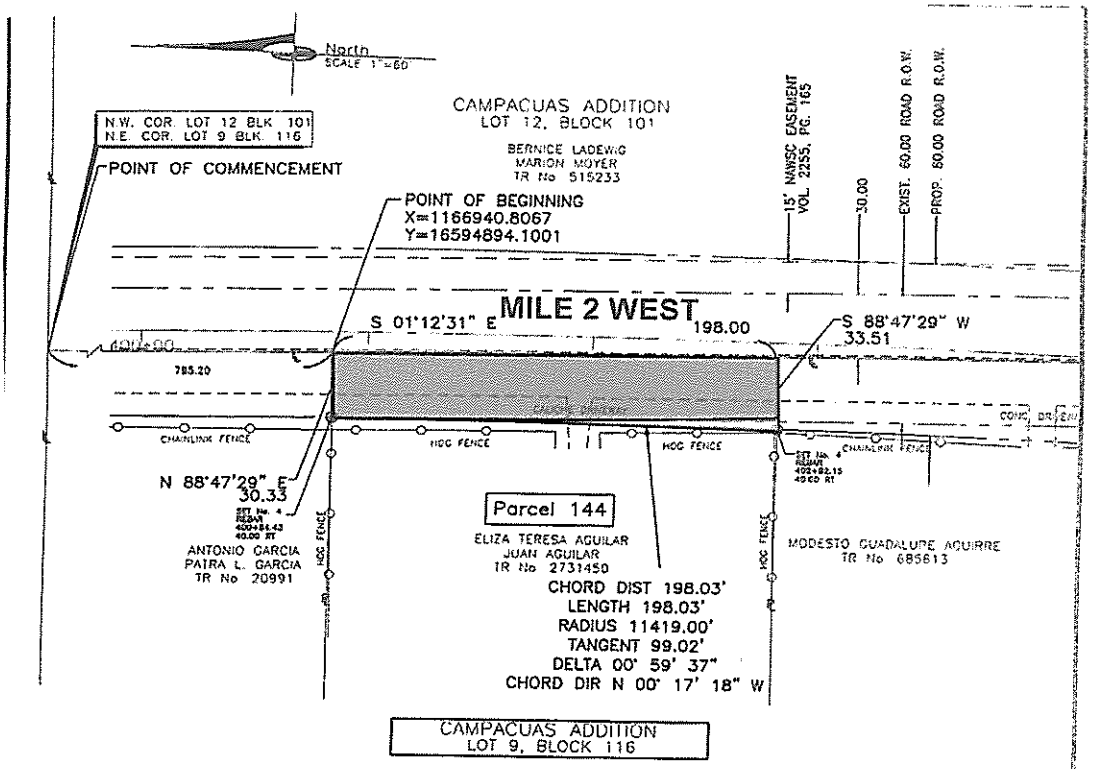
The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject properties Net acreage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



SURVEY PLAT
OF
PARCEL 144
BEING A 0.1438–ACRE TRACT OF LAND
OUT OF LOT 9, BLK 116,
CAMPACUAS ADDITION
TO THE CAPISALLO DISTRICT,
LLANO GRANDE GRANT,
HIDALGO COUNTY, TEXAS,
VOLUME 1, PAGE 2, H.C.M.R.

Notes:
1. Set indicates (1/2 inch Iron Rod) No. 4 rebar with a plastic cap marked "TEDSI"
2. Survey line locations are approximate and based on best available evidence
3. A field note description of same date accompanies this plat

Parcel 144

otal Acreage: 3.0000 ac
be Acquired: 0.1438 ac.
ist. Road R.O.W.: 0.1364 ac
oposed Net Taking: 0.0074 ac.
maining Left: 2.8562 ac
maining Right: NONE
cument:

WNER: Eliza Teresa Aguilar, a single woman and Juan Aguilar, by tue of Warranty Deed dated January 11, 1989, as recorded in the lume 2731, Page 450, Official Records, Hidalgo County, Texas

SCRIPTION: Being a 3.0000 acre tract of land, more or less, out of t 9, Block 116, Campacuas Addition to the Capisallo District, Llano ande Grant, Hidalgo County, Texas, according to the map thereof corded in Volume 1, Page 2, Map Records, Hidalgo County, Texas

The undersigned hereby certifies that this survey was made on the ground, and that the only improvements are as shown, and that there are no visible encroachments, visible overlapping, visible easements or apparent conflicts except as shown hereon

This survey substantially conforms to the Minimum Standards of Practice as approved by the Texas Board of Professional Land Surveyors.

MARK W. LUPHER, RPLS #4637

DATE: 10-31-05

TEDSI INFRASTRUCTURE GROUP

Yellow Highlight = Proposed Right-of-Way ; Green Highlight = Existing Right-of-Way

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTORS: ELIZA TERESA AGUILAR, A SINGLE WOMAN AND JUAN AGUILAR

FIELD NOTES FOR PARCEL - 144

Being a 0.1438 (6,264 square feet) of an acre tract of land, more or less, out of a 3.0000-acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 3.0000-acre tract of land is vested to Eliza Teresa Aguilar, a single woman and Juan Aguilar by virtue of Warranty Deed dated January 11, 1989, recorded in Volume 2731, Page 450, Official Records, Hidalgo County, Texas. Said 0.1438 (6,264 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1 Pg. 2 of Hidalgo County Map Records, **THENCE,** S 01° 12' 31" E, a distance of 795.20 feet to the northeast corner and the **POINT OF BEGINNING,** with grid coordinates of X=1,166,940.8067 and Y=16,594,894.1001. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

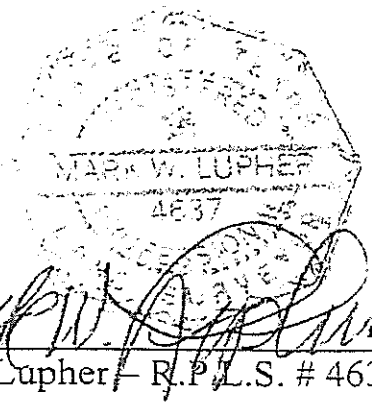
THENCE, S 01° 12' 31" E, for a distance of 198.00 feet, to a point on the East line of Lot 9, for the Southeast corner of said tract herein described;

THENCE, S 88° 47' 29" W, parallel to the North line of Lot 9, for a distance of 33.51 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Southwest corner of said tract herein described;

THENCE, In a Northwesterly direction with the proposed West Right-of-Way line of said Mile 2 West and with the line of said curve to the left with an arc angle of 00° 59' 37", a radius of 11,419.00 feet, a tangent of 99.02 feet, a curve length of 198.03 feet, a chord that bears N 00° 17' 18" W and a chord length of 198.03 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Northwest corner of said tract herein described;

THENCE, N 88° 47' 29" E, for a distance of 30.33 feet to the **POINT OF BEGINNING** and containing 0.1438 (6,264 square feet) of an acre of land, of which 0.1364 of an acre lies in the existing Mile 2 West Road Right of Way, and leaving a **PROPOSED NET TAKING** of 0.0074 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description



Mark W. Lupher – R.P.L.S. # 4637

Date: 10·31·03

Explanation of Adjustments with Reconciliation:

During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located at the along the north line of Mile 11 North Road east of FM 1015. The property was purchased for residential development. The comparable sale is located in a superior market area as the subject property and as such a downward adjustment of -20% for location is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $16,612 per acre.

Sale No. 2 is located on the south line of Mile 15 North Road west of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +5% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $6,250 per acre.

Sale No. 3 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +10% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $9,750 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $5,000 per acre to $20,675 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $6,250 per acre to $16,612 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper range was selected, $15,000 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.0074 Acre	@	$	15,000	Per Acre	$ 111

Improvements:	*No Site Improvements Indicated*	$ -
		$ -
		$ -
		$ -
		$ -
	Total Improvements	$ -

TOTAL ESTIMATED VALUE	$	111
Cost To Cure Damages	$	-
Estimated Total Compensation	$	**111**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed
7. Questionnaire

Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1378375-General

Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Former Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 144
Eliza T. Aguilar & Juan Aguilar
1210 Judi Street
Weslaco, Texas 78596-3814

To Whom It May Concern:

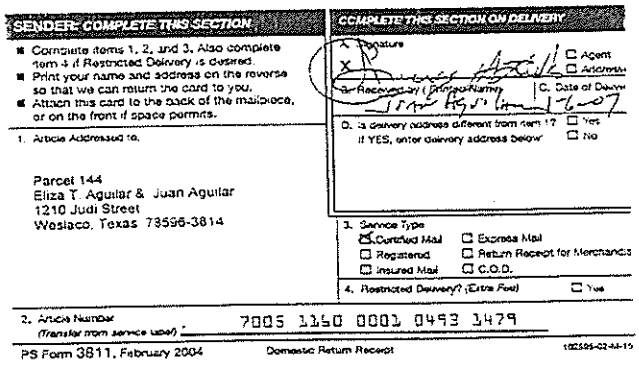
Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134



SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Parcel 144
Eliza T. Aguilar & Juan Aguilar
1210 Judi Street
Weslaco, Texas 78596-3814

COMPLETE THIS SECTION ON DELIVERY

A. Signature: X ☐ Agent ☐ Addressee

B. Received by (Printed Name) C. Date of Delivery: 1-6-07

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type
☑ Certified Mail ☐ Express Mail
☐ Registered ☐ Return Receipt for Merchandise
☐ Insured Mail ☐ C.O.D.

4. Restricted Delivery? (Extra Fee) ☐ Yes

2. Article Number (Transfer from service label): 7005 1160 0001 0493 1479

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

Leonel Garza Jr. & Associates LLC

UNITED STATES POSTAL SERVICE

Track & Confirm

Search Results

Label/Receipt Number: 7005 1160 0001 0493 1479
Status: Delivered

Your item was delivered at 1:26 PM on January 6, 2007 in WESLACO, TX 78596.

Track & Confirm

Enter Label/Receipt Number.

Notification Options

Track & Confirm by email

Get current event information or updates for your item sent to you or others by email. Go >

POSTAL INSPECTORS
Preserving the Trust

site map contact us government services jobs National & Premier Accounts
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Recorded On-2007-Dec-05 As-1833343

CHARGE SIERRA TITLE
STG/ mw GF#3128915

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

WARRANTY DEED WITH VENDOR'S LIEN

1833343

Date: **October 29, 2007**

Grantor: **ELIZA AGUILAR a/k/a ELIZA GARCIA, joined herein, pro forma only, by her husband, LUBIN RENE GARCIA, JR. and JUAN AGUILAR and wife, ELIZABETH AGUILAR**

Grantor's Mailing Address: **1210 Judy**
Weslaco, Texas 78596
Hidalgo County

Grantee: **MANUEL CARMONA and wife, MARIA DE JESUS CARMONA**

Grantee's Mailing Address: **2504 S. Ohio**
Weslaco, Texas 78596
Hidalgo County

Consideration:

Ten Dollars and other valuable consideration to the undersigned paid by the Grantee herein named, the receipt of which is hereby acknowledged, and the further consideration of the execution and delivery by Grantee of Grantee's one certain promissory note of even date herewith, in the principal sum of SIXTY-TWO THOUSAND FIFTY and NO/100THS DOLLARS ($62,050.00), payable to the order of FIRST NATIONAL BANK, and bearing interest as therein provided; containing the usual clauses providing for acceleration of maturity and for attorney's fees, the payment of which note is secured by the vendor's lien herein retained, and is additionally secured by a Deed of Trust of even date herewith to MICHAEL V. McCARTHY, Trustee.

Property (including any improvements):

A tract of land situated in Lot 9, Block 116, WEST CAMPACUAS SUBDIVISION, Llano Grande Grant, Hidalgo County, Texas, and described by metes and bounds as follows, to-wit:

BEGINNING at the Northeast corner of Lot 9, said point being the centerline of Mile 2 West Road;

Recorded On-2007-Dec-05 As-1833343

THENCE, South along the East line of Lot 9, and the centerline of Mile 2 West, a distance of 795.20 feet to a point on the East line of Lot 9, for the point of beginning;

THENCE, continuing South along the East line of Lot 9, a distance of 198.0 feet to a point;

THENCE, West parallel with the North line of Lot 9, a distance of 30.0 feet to a 1/2 inch iron rod;

THENCE, West, a distance of 630.0 feet to a point in a drain ditch, said point having a 1/2 inch iron rod offset 30.0 feet to the East and lying at the East bank of said drain ditch;

THENCE, North a distance of 198.0 feet to a point in a drain ditch;

THENCE, East, at 30.0 feet, a 1/2 inch iron rod found in all a distance of 630.0 feet to a 1/2 inch iron rod;

THENCE, continuing East, a distance of 30.0 feet to a point being the POINT OF BEGINNING, containing 3.00 acres of land more or less

Reservations from and Exceptions to Conveyance and Warranty:

1. **Right-of-Way Easement granted by Rubye C. Johnson McCants and husband, R.A. McCants to Hidalgo County, by instrument dated December 4, 1959, recorded in Volume 969, Page 606, Deed Records of Hidalgo County, Texas.**
2. **Right-of-Way Easement reserved for irrigation, road, and utility purposes reserved in instrument dated July 12, 1912 recorded in Volume 9, Page 465, Deed Records of Hidalgo County Texas.**
3. **A Road Easement along the East side of subject property as shown on plat recorded in Volume 1, Page 2, Map Records of Hidalgo County, Texas.**
4. **Easements, rights, rules, and regulations in favor of Hidalgo and Cameron Counties Irrigation District No. 9.**
5. **Oil and Gas Lease dated July 28, 1981, from Bob L. Davis and wife, Joveta Davis to Southport Exploration, Inc., recorded in Volume 407, Page 258, Oil and Gas Lease Records of Hidalgo County, Texas.**
6. **All oil, gas, and other minerals reserved in Deed recorded in Volume 1599, Page 894, Deed Records of Hidalgo County, Texas.**
7. **Taxes for 2008 and subsequent years, the payment of which Grantee assumes.**

Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

Recorded On-2007-Dec-05 As-1833343

FIRST NATIONAL BANK, at Grantee's request, has paid in cash to Grantor that portion of the purchase price of the Property that is evidenced by the Note described. The vendor's lien and the superior title to the Property are retained for the benefit of FIRST NATIONAL BANK, and are transferred to FIRST NATIONAL BANK, without recourse on Grantor.

The vendor's lien against and superior title to the Property are retained until each note described is fully paid according to its terms, at which time this deed will become absolute.

When the context requires, singular nouns and pronouns include the plural.

ELIZA AGUILAR a/k/a ELIZA GARCIA

LUBIN RENE GARCIA, JR.

JUAN AGUILAR

ELIZABETH AGUILAR

STATE OF TEXAS § **(Acknowledgment)**

This instrument was acknowledged before me on this the 29th day of October, 2007, by ELIZA AGUILAR a/k/a ELIZA GARCIA and LUBIN RENE GARCIA, JR.

ANGELIC SERRANO
Notary Public, State of Texas
My Commission Expires
July 29, 2008

NOTARY PUBLIC, STATE OF TEXAS

STATE OF TEXAS § **(Acknowledgment)**

This instrument was acknowledged before me on this the 29th day of October, 2007, by JUAN AGUILAR and ELIZABETH AGUILAR.

ANGELIC SERRANO
Notary Public, State of Texas
My Commission Expires
July 29, 2008

NOTARY PUBLIC, STATE OF TEXAS

AFTER RECORDING, RETURN TO:

BARRY E. JONES
301 S Texas
Mercedes, Texas 78570
BEJ/#2007-183
G.F. 3128915
FNB 1286008565

PREPARED IN THE LAW OFFICE OF:

BARRY E. JONES

QUESTIONNAIRE (Page 1 of 2)

Leonel Garza Jr. & Associates LLC

Appraisal Services Questionnaire – Mile 2 West Road Project

January 5, 2007

The following information is required in order to expedite the completion of appraisal reports requested by Hidalgo County Right-of-Way Department. If there are any questions or concerns, you can contact Leonel Garza III of Leonel Garza Jr. & Associates LLC at (956) 687-7295 or by email at leonel3@aol.com.

1. **Parcel No. (See Representative):** 144
2. **Owner(s) of Record:** Juan y Eliza T. Aguilar
3. **Who Is Authorized To Make Decisions For This Property?** Juan + Elizabeth Aguilar
4. **Contact Numbers:** 956- 968-4370
   463-7363
5. **Mailing Address:** 1210 Jill.
   Weslaco, TX 78596
6. **Date of Purchase:** _____
7. **Original Purchase Price of Property:** _____
8. **Number of Acres Purchased:** 3
9. **Do You Have A Current Survey of The Subject Property?**
   ☐ Yes ☒ No
10. **Do You Have An Opinion of Value of Your Property?**
    ☒ Yes ☐ No
    Explain _____
11. **Have There Been Any Recent Changes In Ownership In The Past Five Years?**
    ☐ Yes ☒ No
    Explain _____
12. **Are There Any Leases and or Pending Subdivisions?**
    (building leases, farming leases, re-platting, proposed subdivision ect.)
    ☐ Yes ☒ No
    Explain _____

QUESTIONNAIRE (Page 2 of 2)

Leonel Garza Jr. & Associates LLC

Appraisal Services Questionnaire – Mile 2 West Road Project

13. Any Underground Site Improvements Along The Frontage Of The Subject Property?

☑ Yes ☐ No

Explain North Water pipes Line

14. Comments, Concerns or Special Request: Fense, Gated Trees I had planted

15. Does the Office of Leonel Garza Jr. & Associates LLC have permission to enter your property to photograph and measure any land and improvements which may be affected by the proposed acquisition?

☑ Yes ☐ No

Would you like to be with the Appraiser for an on-site inspection of the subject property?

☑ Yes ☐ No

If NO, do you acknowledge that the Appraiser has afforded you or representative the opportunity to inspect the subject property, but decline?

☐ Yes ☐ No

Note: Leonel Garza Jr. & Associates LLC shall be available during normal working hours to answer any questions or concerns you may have in the future. Please be sure to detach the business card attached which contains the contact information of Leonel Garza Jr. & Associates LLC.

Lorenz Aguilar — Authorized Signature

1-16-07 — Date

Lizan Aguilar — Print Name

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales R.A
Right Of Way Agent

DATE: July 8, 2008

RE: Mile 2 West Road Project (Parcel # 145)
Modesto Guadalupe Aguirre

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $500.00

Settlement Offer: $1,500.00

Approved; 1/8/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

Texas Department of Transportation

PO BOX 1717 • PHARR TEXAS 78577-1717 • (956) 702-6100

June 27, 2008

Mr. Joe N. Pena
Director of Right of Way
Hidalgo County
509 E. Earling Road
San Juan, Texas 78589

RE: Counteroffer Acceptance
CSJ: 0921-02-192
Mile 2 West Project
From: Mile 12 N, South
To: US 83 (Mile 2 West)
Parcel 145

Mr. Pena,

After reviewing the counteroffer submitted to your office by the property owner of the above captioned project and parcel, it is this District Evaluation Team's recommendation to accept said counter offer as being prudent and in the best interest of the Texas Department of Transportation.

Please proceed with your acquisition negotiations based on this acceptance of the property owner's counteroffer.

Should you have any questions or comments please feel free to call Ramon Jimenez Jr. at (956) 702-6287.

Sincerely,

Luana M. Gonzalez
Pharr District ROW Administrator

LMG/rj
cc: File

April 23, 2008

Modesto Guadalupe Aguirre
13267 Mile 2 West
Mercedes, Texas 78570

Hidalgo County Right of Way
509 E. Earling Road
San Juan, Texas 78589

Re: Mile 2 West Road
Parcel # 145

Dear Mr. Pena,

Pursuant to my earlier conversations with you, we would like to request a counter offer to your earlier proposal concerning the acquisition of the referenced tract. Specifically, I am proposing a price of $1,500.00 for Parcel # 145. I believe these values are more in line with the recent sales in the immediate vicinity.

I am willing to sign a Warranty Deed and Right of Entry upon my receipt of written acceptance of my counter offer, thereby avoiding the delay and expense of formal condemnation proceedings.

This offer will remain open for acceptance for a 30 day period from date hereof. Please contact me at your earliest convenience should you have any questions or comments regarding the above. With best regards, I remain.

Yours truly,

Modesto Guadalupe Aguirre

Modesto Guadalupe Aguirre

RECEIVED
APR 23 2008
RIGHT OF WAY DEPT

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: 145 Highway: CS ROW CSJ: 0921-02-192

Taking Type: Partial Taking
Size of Remainder: 2.17550 Acres
Type of Property: Residential
Contract Fencing: Undetermined
Appraised by: Leonel, III . Garza
Date Appraised: 02/27/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Aguirre, Modesto Guadalupe	Fee Simple	0.02000 Acres	$500.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$500.00	$0.00	$0.00	$0.00	$500.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
		Total:	$0.00	$0.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

TABULATION OF VALUES (continued)

Parcel: 145 Highway: CS ROW CSJ: 0921-02-192

V. Recapitulation

Date:	02/27/2007			Recommended Value
Appraiser's Name:	Leonel, III . Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.02000 Acres			
VALUE FOR PARCEL	$300.00			$500.00
Land: per.	$15000.00/Acres			
Easement				
Improvements				
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$300.00			$500.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 145 is a partial taking of 0.020 net acres out of Lot 9, Blk 119 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the west line of Mile 2 West Road. The whole property is improved land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $15,000 per acre for the subject economic unit.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $300.00 represents current market value.

The appraiser's value of $300.00 appears to be well supported by information contained within this appraisal report. However, in order to expedite negotiations, and as outlined in Chapter 2, Section 11 of the Appraisal and Review Manual, this reviewer recommends a value of $500.00 for acquisition of the parcel.

TABULATION OF VALUES (continued)

Parcel: 145 Highway: CS ROW CSJ: 0921-02-192

VII. Justification and Explanation for Credit if Retained

NA

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 145 Highway: CS ROW CSJ: 0921-02-192

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date: 3/31/08

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Contract Reviewing Appraiser — Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Division Reviewing Appraiser — Date

X. Approval of Values

County/City Representative — Date

District Engineer — Date: 3/31/08

ROW-A-6
(Rev. 7/2004)
GSD-EPC

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.	District:	N/A
Property Owner:	Modesto Guadalupe Aguirre	Parcel:	145
Address of Property Owner:	RR 1 Box 1002 Mercedes, TX. 78570-9726	CSJ:	0921-01-192
Occupant's Name:	Modesto Guadalupe Aguirre	Federal Project No:	N/A
Whole: ☐	Partial: ☑ Acquisition	Highway: Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that , it is my opinion the total compensation for the acquisition of the herein described property is $300 as of May 31, 2007, based upon my independent appraisal and the exercise of my professional judgment; on February 27, 2007, and May 29, 2007 (date)(s), I personally inspected in the field the property herein appraised; I afforded Modesto Guadalupe Aguirre, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State, and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

January 9, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

3/31/08
District Reviewing Appraiser — Date

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within Hidalgo County. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the western frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 2.1955 acre tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road, have been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 1.83 acres to 10.0 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 5,423 square feet (0.1245 acres), in which a portion of 4,552 square feet (0.1045 acres) lies within existing road right of way, leaving a net land area to be acquired is 871 square feet (0.020 acres). The proposed partial acquisition has approximately 151.80 lineal feet of frontage along the western side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a commercial use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.1245	5,423
Existing ROW	0.1045	4,552
To Be Acquired (Net)	0.0200	871

Legal Description of The Part To Be Acquired

A 0.1245 (5,423 square feet) of an acre tract of land, more or less, out of a 2.30 acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Modesto Guadalupe Aguirre. The part to be acquired was identified as part of a larger tract of land which contained tax identification no. C0700-00-116-0009-20. The subject property land assessment was indicated to be $18,656. The indicated unit assess rate for the subject property was indicated to be $8,111 per acre. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the Edinburg and Pharr markets. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as if vacant and as improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential purposes based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

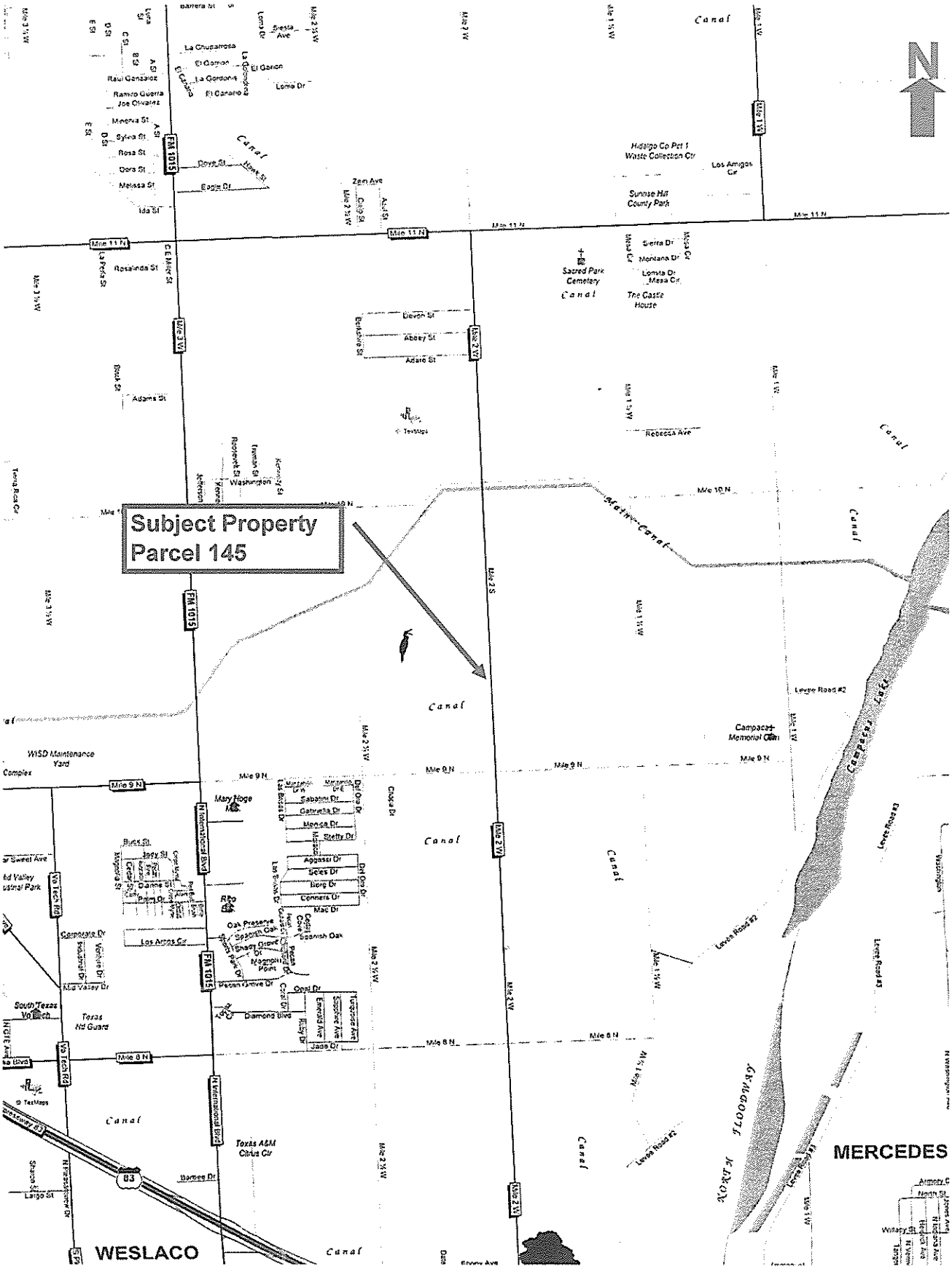
Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as if vacant" and "as improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the eastern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

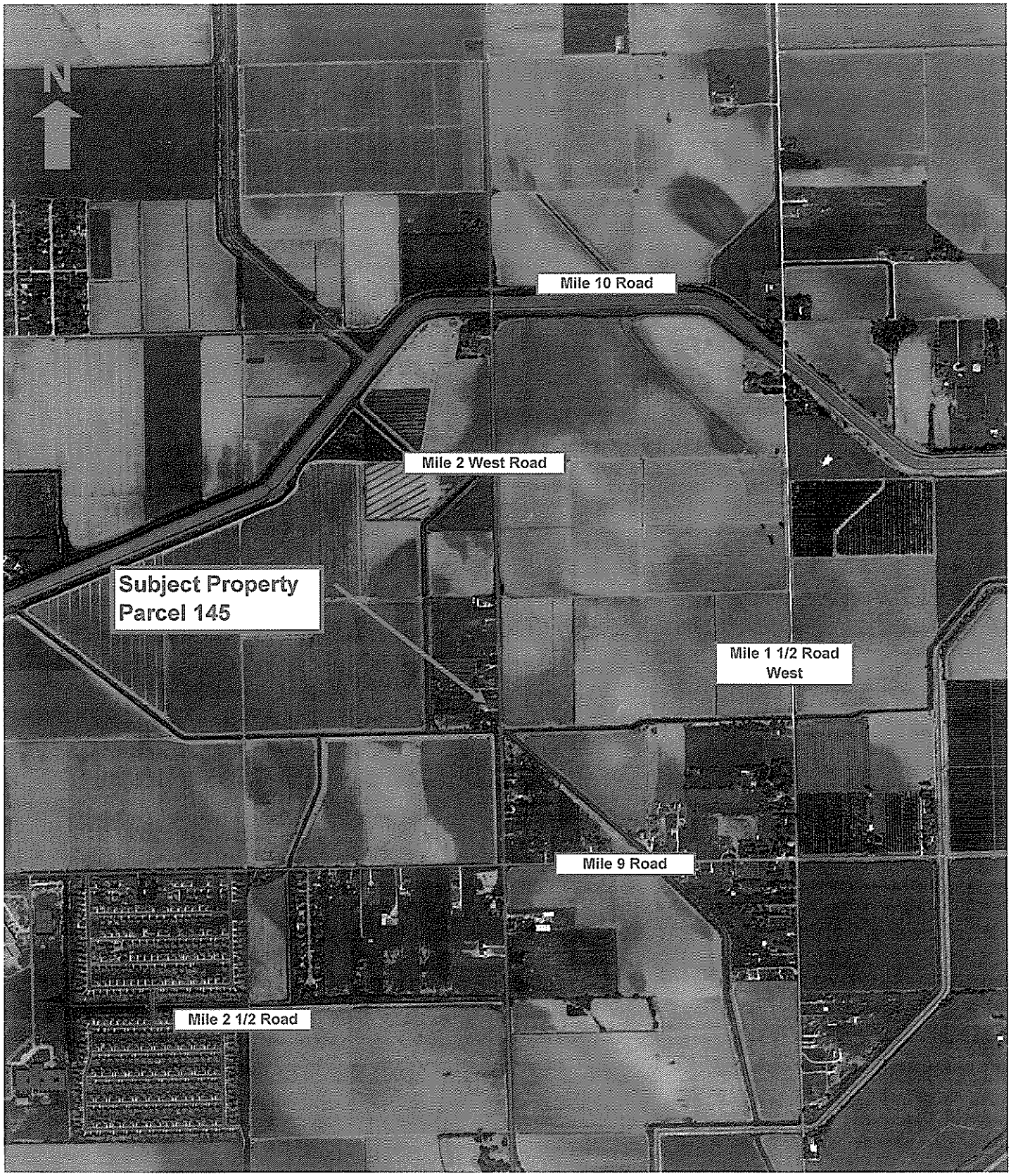
The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential, commercial, and light to heavy industrial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a residential use "as if vacant" and "as improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as if vacant" and "as improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY

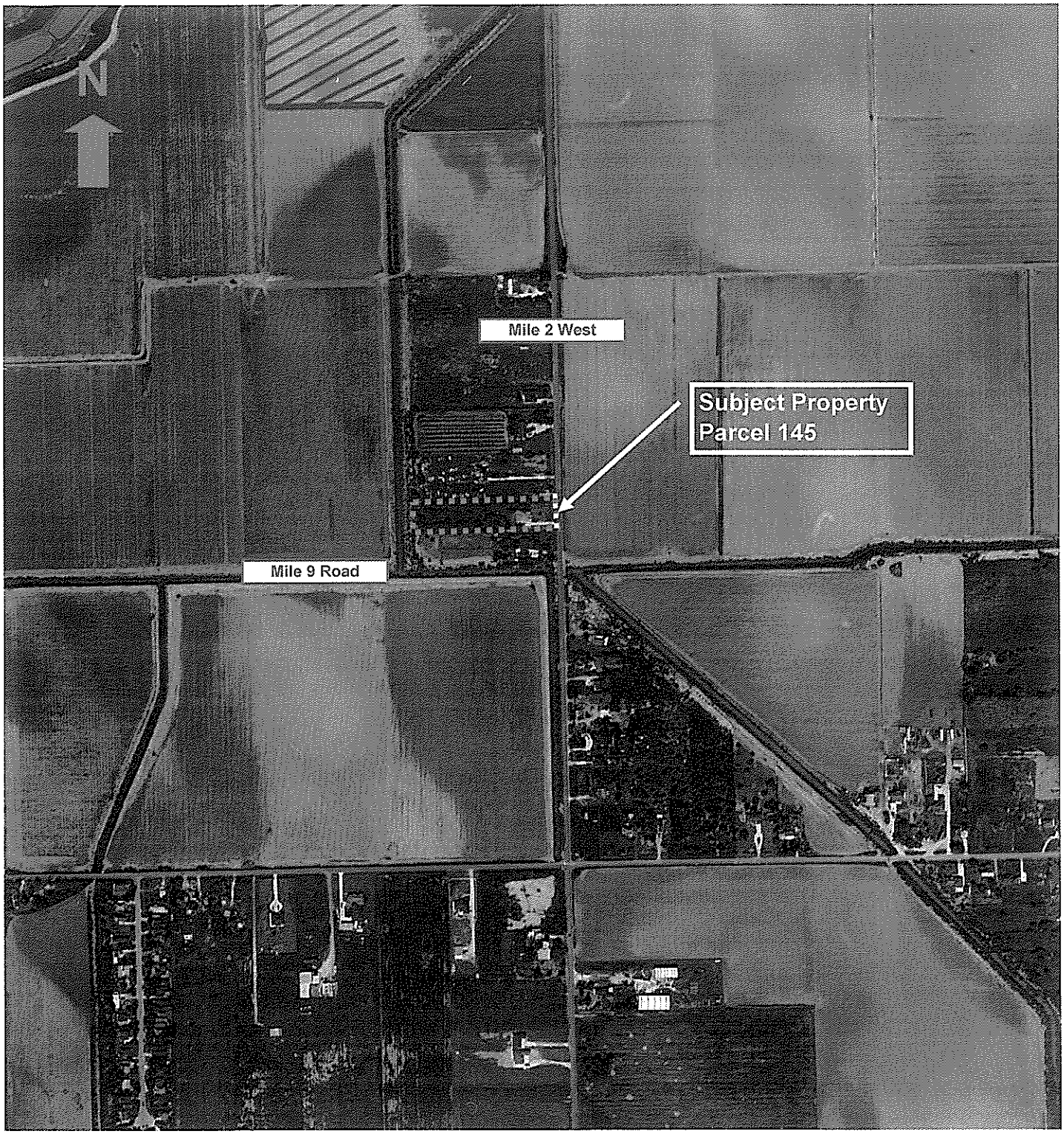

Subject Property
Parcel 145
N
WESLACO
MERCEDES
Canal
Main Canal
Mile 11 N
Mile 10 N
Mile 9 N
Mile 8 N
Mile 3 W
Mile 2 W
Mile 2 1/2 W
Mile 1 1/2 W
Mile 1 W
FM 1015
Expressway 83
Rosalinda St
Adams St
Abbey St
Devon St
Rebecca Ave
Sunrise Hill County Park
Sacred Park Cemetery
The Castle House
Hidalgo Co Pct 1 Waste Collection Ctr
Los Arrigos Cir
Mary Hoge
WISD Maintenance Yard
Complex
Texas A&M Citrus Ctr
Texas Nat Guard
South Texas Voc Tech
Los Arrigos Cir
Diamond Blvd
Pecan Grove Dr
Oak Preserve
Spanish Oak
Shady Grove Dr
Mountain Pointe
Cedar Cove
Emerald Ave
Turquoise Ave
Jade Dr
Opal Dr
Ruby Dr
Mid Valley Dr
Corporate Dr
Industrial Dr
Vo Tech Rd
Vo Tech Hwy
N International Blvd
Burnt St
Jody St
Danna St
Pearl Dr
Sabatini Dr
Gabriella Dr
Monica Dr
Stella Dr
Agassi Dr
Seles Dr
Borg Dr
Connors Dr
Mac Dr
Del Oro Dr
Chase Dr
Las Brisas Dr
Monterrey Dr
Barrera St
Sylvia St
Rosa St
Dora St
Melissa St
Ida St
Doyle St
Hawk St
Eagle St
Zeus Ave
Chip St
Acad St
Sierra Dr
Montana Dr
Lomita Dr
Mesa Cir
Devon St
Abbey St
Adams St
Roosevelt St
Washington St
Jefferson St
Monroe St
Madison St
Tierra Roca Cir
Levee Road #2
Levee Road #3
Campacua Lake
Campacua Memorial Cem
Arroyo Colorado
Arroyo Colorado
Barnes Dr
Largo St
Expressway 83
Mile 9 N
Mile 8 N
Mile 10 N
Mile 11 N
Mile 2 W
Mile 2 1/2 W
Mile 1 1/2 W
Mile 1 W
Mile 3 W
Mile 2 1/2 W
Mile 2 1/2 W
Mile 2 W
Mile 1 1/2 W
Mile 1

AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)



NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD, HIGHLIGHTED IN YELLOW. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 145

Local Address: West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Western View
Photo 2: Western View

Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Additional western view of subject property taken from existing Mile 2 West Road Right-of-way.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

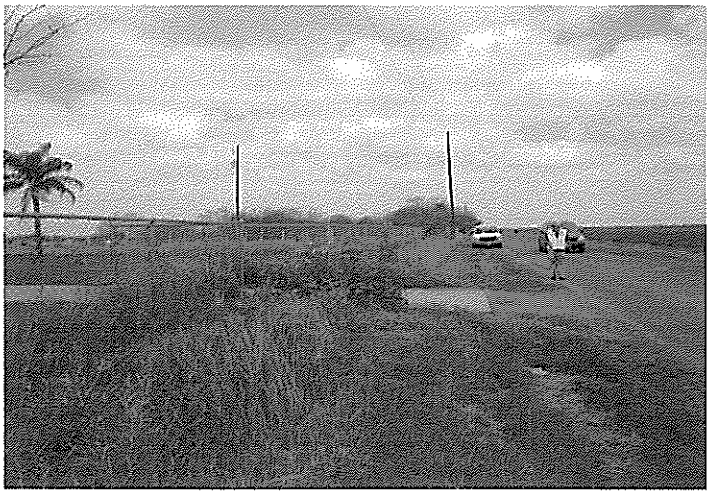


Photo 3
Northern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

Photo 4
Southern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 145

Local Address: West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 5: Mile 2 West Road R.O.W.
Photo 6: Mile 2 West Road R.O.W.

Looking: Photo 5: Northern View
Photo 6: Southern View

Photo 5
Northern view of Mile 2 West.

Photo 6
Southern view of Mile 2 West.

2. Point from which taken: Photo 7: Mile 2 West Road R.O.W.
Photo 8: Mile 2 West Road R.O.W.

Looking: Photo 7: Western View
Photo 8: Northwestern View

Photo 7
Western view of concrete driveway located within the part to be acquired.

Photo 8
Northwestern view of chain link gate and fencing located outside of part to be acquired; taken from Mile 2 West Road Right-of-way.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 2.30 acre tract of land currently being utilized for residential use located along western side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.1245 acres (5,423 square feet) gross of which a portion of 0.1045 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.020 acres (871 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of agricultural use, single family residential and small commercial developments. Several properties along Mile 2 West Road and the near by areas are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Modesto Guadalupe Aguirre, as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Modesto Guadalupe Aguirre. The subject property was transferred from Marisela A. Rodriguez (Grantor) to Modesto Guadalupe Aguirre (Grantee) on March 7, 2006. Therefore, the subject has been in the name of Modesto Guadalupe Aguirre for over one (1) year.

Legal Description: (Whole Property) A 2.30 acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Legal Description: (Part to be Acquired) A 0.1245 (5,423 square feet) of an acre tract of land, more or less, out of a 2.30 acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the off-site inspection of the subject property, no building improvements or site improvements were indicated within nor affected by the part to be acquired. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Residential Use

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1	Comp. No. 2	Comp. No. 3
Grantor	Marisela A. Rodriguez	Reynaldo Garcia, Jr.	David Keith Brannan and Joel Collin Brannan	Telesforo Barrera and wife, Rosita R. Barrera
Grantee	Modesto Guadalupe Aguirre	Julio C. Avila and wife, Maribel Avila	Rogelio G. Robles and wife, Guadalupe E. Robles	Maria Luisa Lopez Castrejon
Date of Sale	June 3, 1998	June 6, 2005	November 29, 2005	February 17, 2005
Unit Price	/ Ac	20,765 / Ac	5,000 / Ac	7,500 / Ac
Relative Location	Average	Superior -20%	Inferior 20%	Inferior 20%
Lot Location	Interior Tract	Interior Tract 0%	Interior Tract 0%	Interior Tract 0%
Financing	Conventional	Similar 0%	Similar 0%	Similar 0%
Conditions of Sale	Cash To Seller	Similar 0%	Similar 0%	Similar 0%
Market Conditions	Average	Similar 0%	Similar 0%	Similar 0%
Physical Characteristics	Typical of Market	Similar 0%	Similar 0%	Similar 0%
Available Utilities	Water / Electricity / Phone	Similar 0%	Similar 0%	Similar 0%
Street Access / Frontage	Mile 2 West	Mile 11 North Road 0%	Mile 15th North Road 0%	Mile 14th & 1/2 North Road 0%
Size of Tract	2.20 Ac	1.83 Ac -	5.00 Ac 5%	10.00 Ac 10%
Net Adjustments		Δ -20%	Δ 25%	Δ 30%
Indicated Unit Value		$ 16,612 / Ac	$ 6,250 / Ac	$ 9,750 / Ac

Estimated Unit Value of Fee Simple Area $ **15,000 / Ac**

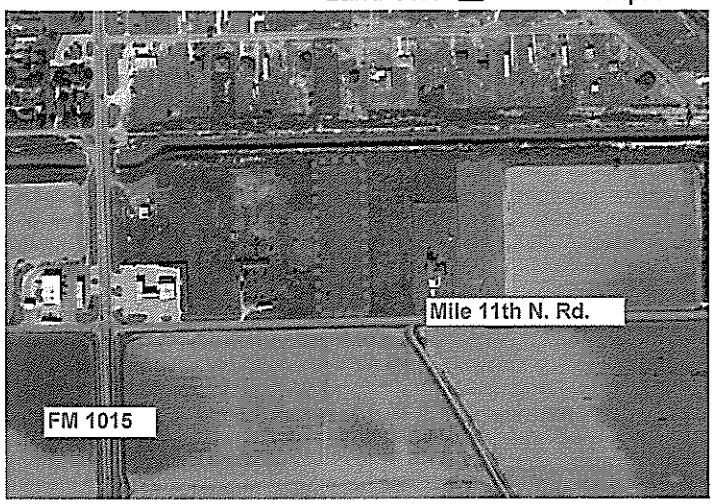
Estimated Value by Sales Comparison Approach **(0.020 Ac. x $ 15,000 / Acre)** $ **300**
(Includes Part To Be Acquired Only)

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 145 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Reynaldo Garcia, Jr. Grantee/Lessee: Julio C. Avila and wife, Maribel Avila

Date: June 6, 2005 Recording Information: Document# 1486507 Key Map: N/A

Address: Located along the northern side of Mile 11 Road, located east of FM 1015, Hidalgo County, Texas. Zip Code: 78501

Legal Description: All of Lot 7, Jo Mar Estates, an Addition to the City of Weslaco, Hidalgo County, Texas, according to the map recorded in Volume 30, Page 80, Map Records in the Office of County Clerk of Hidalgo County, Texas.

Confirmed Price : $ 38,000 Verified with: MLS# L99921S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 1.83 Acres or 79,715 Sf Unit Price as Vacant : $ 20,765 / Ac or $ 0.48 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Use

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information: The subject property is located on the north side of Mile 11, just east of FM 1015 in Hidalgo County, Texas. The property has 150' lineal feet of frontage along Mile 11 Road. The subject property is Lot 7 of the Jo Mar Subdivision. Jo Mar Subdivision is a residential subdivision consisting of large tracts of land with deed restrictions, limiting the minimal living area to 1,400 sq of living area.

Appraiser: Leonel Garza III (Typed, not signed) January 26, 2007 Date

Form ROW-A-5S
Rev. 4/2003
GSD-EPC

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 145 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: David Keith Brannan and Joel Collin Brannan Grantee/Lessee: Rogelio G. Robles and wife, Guadalupe E. Robles

Date: November 29, 2005 Recording Information: Document# 1554988 Key Map: N/A

Address: South side of Mile 15 Road, about 1/4 mile west of FM 88. Zip Code: 78539

Legal Description: A 5.00 acre tract of land out of Farm Tract Four Hundred Six (406), West and Adams Tract Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 2, Page 34-37, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 25,000 Verified with: MLS# L01077S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 5.00 Acres or 217,800 Sf Unit Price as Vacant : $ 5,000 /Acre or $ 0.11 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

The subject property is located on the south side of Mile 15, just west of FM 88 in Hidalgo County, Texas. The property has 142.66' lineal feet of frontage along Mile 15 Road. The subject property is an irregular shape tract located about one mile south of Elsa.

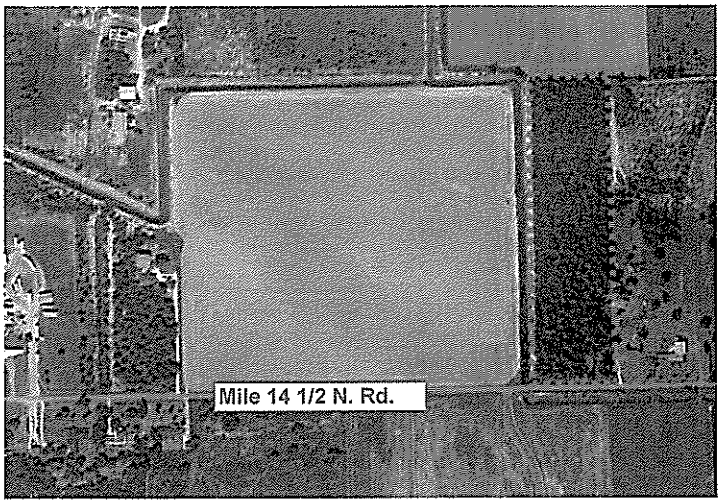
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 3

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 145 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adams Tracts Subdivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price: $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Acre or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

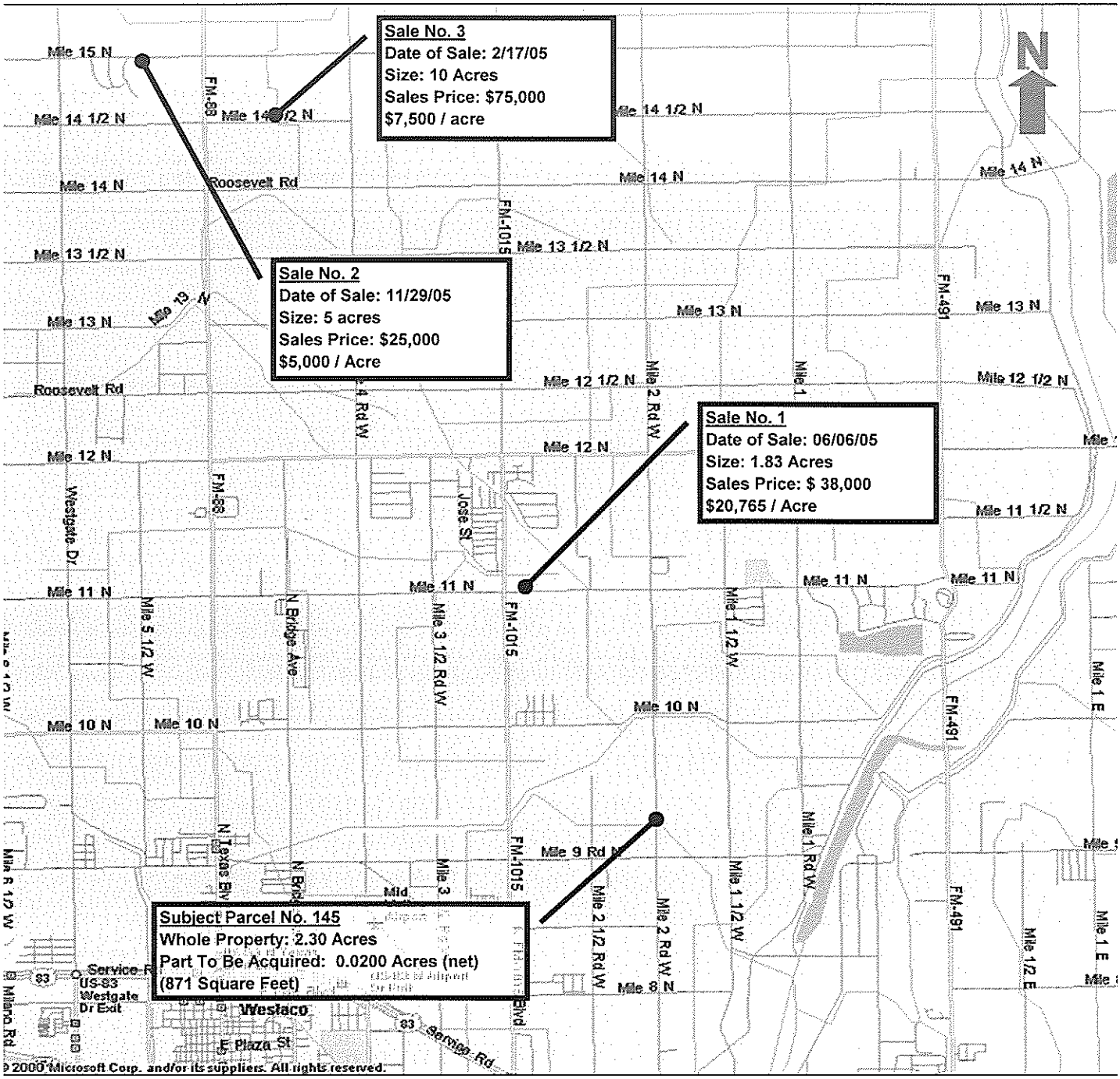
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

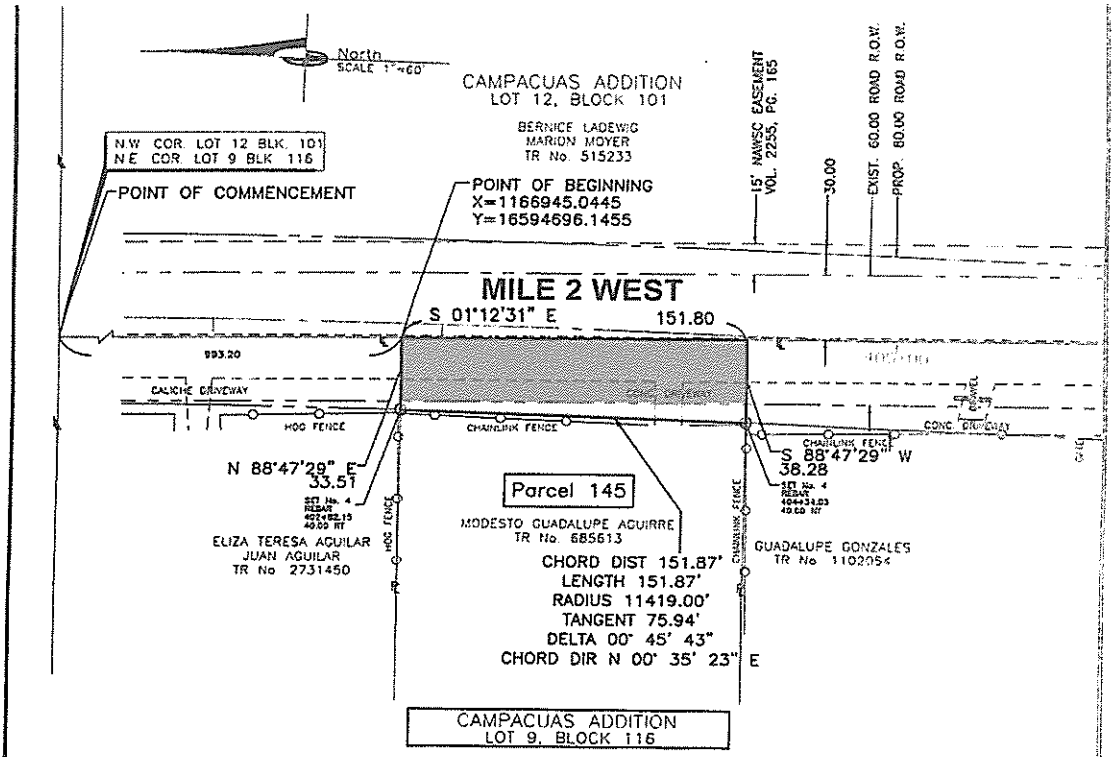
The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject properties Net acreage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



SURVEY PLAT
OF
PARCEL 145
BEING A 0.1245-ACRE TRACT OF LAND
OUT OF LOT 9, BLK 116,
CAMPACUAS ADDITION
TO THE CAPISALLO DISTRICT,
LLANO GRANDE GRANT,
HIDALGO COUNTY, TEXAS,
VOLUME 1, PAGE 2, H.C.M.R.

Parcel 145

Notes
1. Set indicates (1/2 inch Iron Rod) No. 4 rebar with a plastic cap marked "TEDSI".
2. Survey line locations are approximate and based on best available evidence
3. A field note description of same date accompanies this plat

Total Acreage: 2.3000 ac
To be Acquired: 0.1245 ac
Exist. Road R.O.W.: 0.1045 ac
Proposed Net Taking: 0.0200 ac
Remainder Left: 2.1755 ac
Remainder Right: NONE
Document:

OWNER: Modesto Guadalupe Aguirre by virtue of Warranty Deed dated June 10, 1998, as recorded in the Office of the County Clerk, Hidalgo County, Texas, Document No. 685613, Official Records, Hidalgo County, Texas.

DESCRIPTION: Being a 2.3000 acre tract of land, more or less, out of Lot 9, Block 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, according to the map thereof recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas.

APPARENT LIENHOLDER: Retained in Deed of Trust dated October 16, 1998, filed for record in the Office of the County Clerk, Hidalgo County, Texas, under Clerk's File Number 726281, Official Records, Hidalgo County, Texas, from Modesto Guadalupe Aguirre and wife, Mary Alice Aguirre, To: M. Allen Shields, III, Trustee, securing the payment of one certain promissory note of even date payable to the order of Alamo Bank of Texas.

The undersigned hereby certifies that this survey was made on the ground, and that the only improvements are as shown, and that there are no visible encroachments, visible overlapping, visible easements or apparent conflicts except as shown hereon

This survey substantially conforms to the Minimum Standards of Practice as approved by the Texas Board of Professional Land Surveyors

MARK W. LUPIEN, RPLS #6657

DATE 4-21-

TEDSI INFRASTRUCTURE GROUP

Yellow Highlight = Proposed Right-of-Way

FIELD NOTES OF PART TO BE ACQUIRED (Page 1 of 2)

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTOR: MODESTO GUADALUPE AGUIRRE

FIELD NOTES FOR PARCEL - 145

Being a 0.1245 (5,423 square feet) of an acre tract of land, more or less, out of a 2.3000-acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 2.3000-acre tract of land is vested to Modesto Guadalupe Aguirre by virtue of Warranty Deed dated June 10, 1998, recorded under Document No. 685613, Official Records, Hidalgo County, Texas. Said 0.1245 (5,423 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1 Pg. 2 of Hidalgo County Map Records, **THENCE,** S 01° 12' 31" E, a distance of 993.20 feet to the Northeast corner and the **POINT OF BEGINNING,** with grid coordinates of X=1,166,945.0445 and Y=16,594,696.1455. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, S 01° 12' 31" E, for a distance of 151.80 feet, to a point on the East line of Lot 9, for the Southeast corner of said tract herein described;

THENCE, S 88° 47' 29" W, parallel to the North line of Lot 9, for a distance of 38.28 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Southwest corner of said tract herein described;

FIELD NOTES OF PART TO BE ACQUIRED (Page 2 of 2)

THENCE, In a Northeasterly direction with the proposed West Right-of-Way line of said Mile 2 West and with the line of said curve to the left with an arc angle of 00° 45' 43", a radius of 11,419.00 feet, a tangent of 75.94 feet, a curve length of 151.87 feet, a chord that bears N 00° 35' 23" E and a chord length of 151.87 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Northwest corner of said tract herein described;

THENCE, N 88° 47' 29" E, for a distance of 33.51 feet to the **POINT OF BEGINNING** and containing 0.1245 (5,423 square feet) of an acre of land, of which 0.1045 of an acre lies in the existing Mile 2 West Road Right of Way, and leaving a **PROPOSED NET TAKING** of 0.0200 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description

Mark W. Lupher – R.P.L.S. # 4637

Date: 10.31.03

Explanation of Adjustments with Reconciliation:
During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located at the along the north line of Mile 11 North Road east of FM 1015. The property was purchased for residential development. The comparable sale is located in a superior market area as the subject property and as such a downward adjustment of -20% for location is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $16,612 per acre.

Sale No. 2 is located on the south line of Mile 15 North Road west of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of 20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of 5% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $6,250 per acre.

Sale No. 3 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of 20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of 10% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $9,750 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $5,000 per acre to $20,675 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $6,250 per acre to $16,612 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper range was selected, $15,000 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.0200 Acre	@	$	15,000 Per Acre	$	300

Improvements:	*No Site Improvements Indicated*	$ -
		$ -
		$ -
		$ -
		$ -
	Total Improvements	$ -

TOTAL ESTIMATED VALUE	$	300
Cost To Cure Damages	$	-
Estimated Total Compensation	$	**300**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed

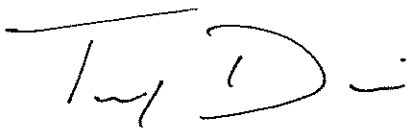
Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1328375-General



Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Former Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 145
Modesto Guadalupe Aguirre
RR 1 Box 1002
Mercedes, Texas 78570-9726

To Whom It May Concern:

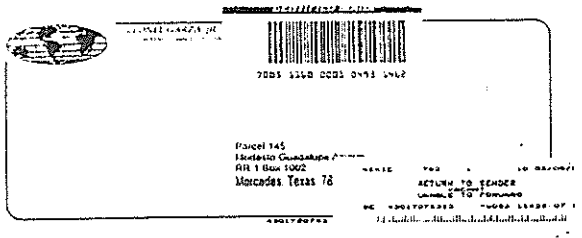
Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134



Leonel Garza Jr. & Associates LLC

CERTIFIED LETTER TRACKING INFORMATION

UNITED STATES POSTAL SERVICE

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Track & Confirm

Track & Confirm

Search Results

Label/Receipt Number: 7005 1160 0001 0493 1462
Detailed Results:

- Delivered, February 26, 2007, 2:52 pm, MCALLEN, TX 78504
- Unclaimed, February 06, 2007, 11:29 am, MERCEDES, TX
- Notice Left, January 06, 2007, 11:25 am, MERCEDES, TX 78570

Track & Confirm

Enter Label/Receipt Number.

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WARRANTY DEED (Page 1 of 3)

Hidalgo County
Eddy Trevino
County Clerk
Edinburg,TX 78540

Instrument Number: 2006-1586994
As
Recording

Recorded On: March 07, 2006

Billable Pages: 2

Number of Pages: 3

Parties:

To

Comment: WD

** Examined and Charged as Follows: **

Recording	20.00
Total Recording:	20.00

********** THIS PAGE IS PART OF THE INSTRUMENT **********
Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:
Document Number: 2006-1586994
Receipt Number: 747756
Recorded Date/Time: March 07, 2006 03:02P
Book-Vol/Pg: BK-SC VL-6 PG-73943
User / Station: R Mariscal - Cash Station 01

Record and Return To:
MODESTO GUADALUPE AGUIRRE
RR 1 BOX 1002
MERCEDES TX 78570

1586994

WARRANTY DEED

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

DATE: February 28, 2006

GRANTOR: Maricela Aguirre Rodriguez
1303 Jasmine Street
Weslaco, Texas 78596

GRANTEES: Modesto Guadalupe Aguirre
RR 1 Box 1002
Mercedes, Texas 78570

CONSIDERATION:

For and in the consideration of the sum of TEN ($10.00) DOLLARS.

PROPERTY (including any improvements):

All of my undivided interest in and to the following described property to wit:

A tract of land out of Lot 9, Block 116, Campacuas Addition, Hidalgo County, Texas, according to Map thereof recorded in Volume 1, page 2 of the Map Records, Hidalgo County, Texas.

GRANTOR, for the consideration, grants, sells and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, and successors to warrant and forever defend all and singular the property to Grantee, Grantee's heirs, executors, administrators, and successors, and assigns every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to any reservations from and exceptions to conveyance and warranty, when the claim is by, through, or under Grantor but not otherwise.

EXECUTED this 7th day of March, 2006.

Maricela Aguirre Rodriguez
MARICELA AGUIRRE RODRIGUEZ

WARRANTY DEED (Page 3 of 3)

ACKNOWLEDGMENT

STATE OF TEXAS §
COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 7th day of March, 2006, by MARICELA AGUIRRE-RODRIGUEZ.

CHRISTINE E. REYES
Notary Public, State of Texas
My Commission Expires
October 11, 2009

Christine E. Reyes
Notary Public, State of Texas

Filed for Record in:
Hidalgo County
Eddy Trevino
County Clerk

On: Mar 07,2006 at 03:02P

As a Recording

Document Number: 1586994
Total Fees : 20.00

Receipt Number - 747756
By:
Rebecca Mariscal Deputy

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

JOSE N. PEÑA
Director

MEMO

TO: Commissioner's Court

FROM: Roy Gonzales R.G.
Right Of Way Agent

DATE: July 11, 2008

RE: Mile 2 West Road Project (Parcel # 146)
Guadalupe Gonzalez

==========

Attached please find letter provide by property owner for above-mentioned project.

Appraised Value: $4,038.00

Settlement Offer: $5,038.00

Approved; 7/11/08

Not Approved; _____

509 E. Earling Rd. ★ San Juan, Texas 78589 ★ (956) 283-8134 ★ Fax (956) 283-8402

Texas Department of Transportation

PO BOX 1717 • PHARR TEXAS 78577-1717 • (956) 702-6100

July 10, 2008

Mr. Joe N. Pena
Director of Right of Way
Hidalgo County
509 E. Earling Road
San Juan, Texas 78589

RE: Counteroffer Acceptance
CSJ: 0921-02-192
Mile 2 West Project
From: Mile 12 N, South
To: US 83 (Mile 2 West)
Parcel 146

Mr. Pena,

After reviewing the counteroffer submitted to your office by the property owner of the above captioned project and parcel, it is this District Evaluation Team's recommendation to accept said counter offer as being prudent and in the best interest of the Texas Department of Transportation.

Please proceed with your acquisition negotiations based on this acceptance of the property owner's counteroffer.

Should you have any questions or comments please feel free to call Ramon Jimenez Jr. at (956) 702-6287.

Sincerely,

for Luana M. Gonzalez
Pharr District ROW Administrator

LMG/rj
cc: File

July 9, 2008

Guadalupe Gonzalez
11265 Mile 2 West
Mercedes, Texas 78570

Hidalgo County Right of Way
509 E. Earling Road
San Juan, Texas 78589

Re: Mile 2 West Road
Parcel # 146

Dear Mr. Pena,

Pursuant to my earlier conversations with you, we would like to request a counter offer to your earlier proposal concerning the acquisition of the referenced tract. Specifically, I am proposing a price of $5,038.00 for Parcel # 146. I believe these values are more in line with the recent sales in the immediate vicinity.

I am willing to sign a Warranty Deed and Right of Entry upon my receipt of written acceptance of my counter offer, thereby avoiding the delay and expense of formal condemnation proceedings.

This offer will remain open for acceptance for a 30 day period from date hereof. Please contact me at your earliest convenience should you have any questions or comments regarding the above. With best regards, I remain.

Yours truly,

Guadalupe Gonzalez

ROW-A-10
Rev. 10/2005
ROWIS

TABULATION OF VALUES

Parcel: **146** Highway: CS ROW CSJ: **0921-02-192**

Taking Type: Partial Taking
Size of Remainder: 2.36410 Acres
Type of Property: Residential
Contract Fencing: Undetermined
Appraised by: Leonel, III . Garza
Date Appraised: 05/31/2007
Access will be **Partially Permitted**

District: Pharr
County: HIDALGO
Federal Project: HP 2008(394)

Agency	Participating Percentage	Expense Description
County - HIDALGO	0.0010	ROW Acquisition Expenses

Interest Owner	Acquisition Interest	Land Area	Value	Lease (Y/N)
Gonzalez, Guadalupe	Fee Simple	0.04690 Acres	$704.00	Undetermined

I. Total Approved Values

Land Value	Improvement Value	Sign Value	Damages/Enhancements	Total Value
$704.00	$3,334.00	$0.00	$0.00	$4,038.00

II. Improvements

Item No.	Improvement Type	Type Construction	Improvement Value	Retention Value	Bisection Category
A	Fence	Chain Link	$1,068.00	$107.00	Not Applicable
B	Drive	Concrete	$588.00	$284.00	Not Applicable
C	Drive	Concrete	$878.00	$439.00	Not Applicable
D	Gate	Chain Link	$300.00	$30.00	Not Applicable
E	Gate	Chain Link	$500.00	$50.00	Not Applicable
		Total:	$3,334.00	$910.00	

III. Damages and Enhancements

Non-Exempt Damages	Exempt Damages	Enhancements	Net Damages
$0.00	$0.00	$0.00	$0.00

TABULATION OF VALUES (continued)

Parcel: 146 Highway: CS ROW CSJ: 0921-02-192

IV. Sign Values

Item No.	Sign Owner	Type Construction	Improvement Value	Retention Value	Bisect. Cat.
		Total:	$0.00	$0.00	

TABULATION OF VALUES (continued)

Parcel: 146 Highway: CS ROW CSJ: 0921-02-192

V. Recapitulation

Date:	05/31/2007			Recommended Value
Appraiser's Name:	Leonel, III . Garza			
Appraisal Type:	Initial Appraisal			
Value of Whole Property:				
Parcel Area ac.	0.04690 Acres			
VALUE FOR PARCEL	$704.00			$704.00
Land: per.	$15000.00/Acres			
Easement				
Improvements	$3,334.00			$3,334.00
Net Damages or (Enhancements)				
OAS Values(s)				
TOTAL COMPENSATION	$4,038.00			$4,038.00

VI. Comments and Conclusions on Values in the Appraisal Report

Parcel 146 is a partial taking of 0.0469 net acres out of Lot 9, Blk 116 of the Campacuas Addition to the Capisallo District, Llano Grande Grant in Hidalgo County.

The subject property is located along the west line of Mile 2 West Road. The whole property is improved land with its highest and best use for residential development.

The subject property is in an area of sparce development. The part taken does not constitute an economic unit and as such the subject whole property is utilized as the economic unit. Appraiser Leonel Garaz III selected three (3) sales in close proximity to the subject to indicate a value of $15,000 per acre for the subject economic unit.

Located within the partial taking are several site improvements. Said improvements are valued utilizing cost estimates from local contractors.

Based on a review of the appraisal report and a recent inspection of this parcel and the entire project, it appears that the total compensation of $4,038.00 represents current market value.

TABULATION OF VALUES (continued)

Parcel: 146 Highway: CS ROW CSJ: 0921-02-192

VII. Justification and Explanation for Credit if Retained

All items are assessed a retension value.

ROW-A-1C
Rev. 10/2005
ROWIS

TABULATION OF VALUES (continued)

Parcel: 146 Highway: CS ROW CSJ: 0921-02-192

VIII. Conditions

Values for signs, if any, are applicable only if sign owner has compensable interest.
Fencing is applicable only to actual cost or lump sum fencing on 90-10 Right of Way projects and State cost participation in fences to be in accordance with State's Right of Way Manual.
The values indicated hereon have been approved on the basis that all improvements within the taking will be acquired in the name of the State through negotiation.

IX. Reviewing Appraiser's Statements

District Reviewing Appraiser's Statement

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser 3/31/08 Date

Contract Reviewing Appraiser's Statement (if applicable)

The recommended value on this form is my opinion of value for the parcel and was reached independently based on appraisals and other factual data without collaboration or direction. An on-the-ground inspection of the parcel was made and comparables in the area were inspected. I have no direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Contract Reviewing Appraiser Date

Division Reviewing Appraiser's Statement (if applicable)

Values contained is this form are my opinion of value for the parcel and was reached independently based on appraisals and other factual data including the District's reviewer's inspection, analysis and recommendation and on-the-ground knowledge and without collaboration or direction. I have not direct or indirect present or contemplated future personal interest in such property or in any benefit from the acquisition of the parcel. It is my understanding that the parcel may be used in connection with a Federal-Aid Right of Way Highway Project. To the best of my knowledge, the value does not include any items which are not compensable under the State law.

Division Reviewing Appraiser Date

X. Approval of Values

County/City Representative Date

District Engineer 3/31/08 Date

ROW-A-6
(Rev. 7/2004)
GSD-EPC

REAL ESTATE APPRAISAL REPORT
TEXAS DEPARTMENT OF TRANSPORTATION

Address of Property:	West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.	District:	N/A
Property Owner:	Guadalupe Gonzalez	Parcel:	146
Address of Property Owner:	RR 1 Box 225Z Mercedes, TX. 78570-9771	CSJ:	0921-01-192
Occupant's Name:	Guadalupe Gonzalez	Federal Project No:	N/A
Whole: ☐	Partial: ☑ Acquisition	Highway: Mile 2 West Road	County: Hidalgo

Purpose of the Appraisal

The purpose of this appraisal is to estimate the market value of the fee simple title to the real property to be acquired, encumbered by any easements not to be extinguished, less oil, gas and sulphur. If this acquisition is of less than the whole property, then any special benefits and/or damages to the remainder property must be included in accordance with the laws of Texas.

Market Value

Market value is defined as follows: "Market Value is the price which the property would bring when it is offered for sale by one who desires, but is not obliged to sell, and is bought by one who is under no necessity of buying it, taking into consideration all of the uses to which it is reasonably adaptable and for which it either is or in all reasonable probability will become available within the reasonable future."

Certificate of Appraiser

I hereby certify that , it is my opinion the total compensation for the acquisition of the herein described property is $4,038 as of May 31, 2007, based upon my independent appraisal and the exercise of my professional judgment; on February 27, 2007 and May 29, 2007, I personally inspected in the field the property herein appraised; I afforded Guadalupe Gonzalez, the property owner or the representative of the property owner, the opportunity to accompany me at the time of the inspection.

The comparables relied upon in making said appraisal were as represented by the photographs contained in the appraisal report and were inspected on January 26, 2007, (date)(s), I have not revealed and will not reveal the findings and results of such appraisal to anyone other than the proper officials of the, County of Hidalgo, Texas Department of Transportation or officials of the Federal Highway Administration until authorized by State officials to do so, or until I am required to do so by due process of law or until I am released from this obligation by having publicly testified to such findings; and , my compensation is not contingent upon the reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value estimate, the attainment of a stipulated result or the occurrence of a subsequent event.

I certify to the best of my knowledge and belief that the statements of fact contained in this report are true and correct; the reported analyses, opinions and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, unbiased professional analyses, opinions and conclusions; I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest or bias with respect to the parties involved; and, my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the appropriate State laws, regulations, and policies and procedures applicable to the appraisal of right of way for such purposes, and that to the best of my knowledge no portion of the value assigned to such property consists of items which are noncompensable under the established law of said State,

and any decrease or increase in the fair market value of subject real property prior to the date of valuation caused by the public improvement other than that due to the physical deterioration within the reasonable control of the owner has been disregarded in estimating the compensation for the property.

Appraiser Signature - Leonel Garza III

State Certified General Real Estate Appraiser - TX 1328375-General
Certification Number

January 9, 2008
Date

To the best of my knowledge, the value does not include any items which are not compensable under the State law.

District Reviewing Appraiser — Date: 3/31/08

Certificate of Appraisal

This appraisal report conforms to the Uniform Standards of Professional Appraisal Practice (USPAP) as adopted by the Appraisal Standards Board of the Appraisal Foundation. The subject property was analyzed utilizing the Cost Approach to value which is a Sales Comparison Approach to the subject as if vacant and includes the estimated depreciated market value of real estate improvements located within the part to be acquired. This is further explained within each section of the appraisal report.

Identification of Client & Intended User of Appraisal Report

The client for this report is identified as Hidalgo County Right-of-Way Department, under the direction of Joe Pena, and others which would be involved with the acquisition of said proposed right-of-way along Mile 2 West Road. The part to be acquired is for the expansion of the existing road right-of-way of Mile 2 West Road with the project limits being Mile 12 North to Mile 7 North within Hidalgo County. The intended use of the report is to assist Joe Pena, Director of the Right-of-Way Department of Hidalgo County and others involved with the project, for future negotiations of acquiring all or part of said property as fee simple in the name of the County of Hidalgo, Texas. This report is not intended for any other use, unless specified by the client. The clients have identified that the report shall be a limited restricted appraisal report, which is to conform with the ROW-A-6 Form Rev. 7/2004.

The intended user of the report is defined as Hidalgo County Right-of-Way Department, and may include other governmental entities which may be participating in the project. Joe Pena is the Director of the Right-of-Way Department of Hidalgo County, who has a local office established at 509 E. Earling San Juan, TX. 78589. Mr. Pena, shall be the project manager for this project under the direction of Honorable Sylvia Handy, County Commissioner of Precinct No. 1. Mr. Pena can be contacted at (956) 283-8134.

Scope of the Assignment

By work order dated December 5, 2006 on behalf of Hidalgo County Right-of-Way Department and Hidalgo County Purchasing Department, request for Leonel Garza Jr. & Associates LLC to prepare an appraisal report of the part to be acquired as described by survey and metes and bounds created by TEDSI Infrastructure Group, Mission, Texas. The scope of the assignment is to appraise the area as fee simple, to be acquired as indicated by the survey as of the date of on-site or off-site inspection as permitted by the owner of record.

Market sales within the market area and comparable market areas are to be identified and analyzed for comparability and for their reliability in determining the estimated market value of the subject property. The comparables have been collected, confirmed and analyzed with respect to comparability to the subject property. These comparable sales were gathered through various sources which included the Greater McAllen Multiple Listing Service, Hidalgo County Appraisal District, local Realtors & Brokers, Real Estate Appraisers, and conversations with various owners along the project. The appraisal report shall indicate the current market value of the subject property as per date of on-site and or off-site inspection. This inspection is limited by the permissibility of the subject owner as per date of report. A copy of a certified letter of intent to inspect said property is located within the addenda of this appraisal report.

Purpose of the Appraisal Report

This appraisal is prepared for the purpose of estimating the current market value of the fee simple estate of the subject property in order to determined the value of the proposed right-of-way to be acquired by the County of Hidalgo, as defined within this report. This appraisal does not include any enhancement in value resulting from items of intangible personal property such as marketing and management skill, an assembled work force, working capital, trade names, franchises, patents, trademarks, contracts, leases, or operating agreements and project influence (if any exist).

The area to be acquired may contain personal property items and or real estate items, which may be compensable for the purpose of right-of-way acquisition only. These items deemed compensable shall be included within the body of the report and itemized for clarity. Any improvements not located within the part to be acquired and outside of the permissibility of inspection as defined by the subject owner, shall be given a stated value based on the assessment established by the Hidalgo County Appraisal District, if they are affected by the part to be acquired.

Property Rights Appraised

The property rights being appraised in this report consist of the fee simple estate of the subject property. Fee Simple Estate is defined by the Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 113, by the Appraisal Institute as being: "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Accessibility To Subject Property

The owner of record of the subject property, as per the Hidalgo County Appraisal District was sent a letter of intent to inspect the subject property. The letter afforded the property owner the opportunity to accompany the appraiser during the on or off-site inspection of the subject property. A copy of the certified letter is located within the addenda of this report.

Analysis of Subject As A Whole

A survey of the property owners entire tract was not performed as the part to be acquired is located along the western frontage of Mile 2 West Road. As per scope of the assignment, the subject property (part to be acquired) shall be analyzed based on the combined information of several sources including, the survey provided, on-site and or off-site inspection, personal interviews, and information gathered from the Hidalgo County Appraisal District. The property was analyzed based on the whole property less any existing road right-of-way of which a pro-rata part of the whole is determined to be the subject of this report. The subject property is a large tract of land of which the remainder shall not be affected nor damaged as a result of the acquisition. Therefore, a valuation of the remainder portion of the subject property was not required.

Economic Unit Analysis

The subject property shall be analyzed based on a 2.5315 acre (110,272 square foot) net tract of land. Any existing road right-of-way and easements indicated along Mile 2 West Road, have been excluded as per scope of the assignment. The area for the subject property as a whole is indicated as per survey provided by TEDSI Infrastructure Group, dated October 31, 2003. The comparable sales used for the analysis of the subject property as whole and as the partial taking indicated a range of economic units of 1.83 acres to 10.0 acres. These indicated economic unit values are used for the valuation of the irregular partial taking, as the part to be acquired does not constitute an economic unit. Therefore, the pro-rata part of the whole is applied to the partial taking for the market valuation of the subject property.

Part to be Acquired

The proposed partial acquisition is comprised of fee land in which the gross land area to be acquired is 7,292 square feet (0.1674 acres), in which a portion of 5,249 square feet (0.1205 acres) lies within existing road right of way, leaving a net land area to be acquired is 2,043 square feet (0.0469 acres). The proposed partial acquisition has approximately 175.00 lineal feet of frontage along the western side of Mile 2 West Road. The part to be acquired is an irregular-shaped tract of land which has limited use and site utility due to its location and size as proposed and does not constitute a readily marketable economic unit. Therefore, the part to be acquired, which is the subject of this report, shall be evaluated as a pro-rata part of the whole as determined by the approaches to market value selected. Based on the pro-rata part of the whole, the subject shall be valued based on the highest and best use as a commercial use tract of land which is based on the local market trend along Mile 2 West Road. This highest and best use is further explained on page 1.4 of this report.

Areas of Acquisition	Acres	S.F.
To Be Acquired (Gross)	0.1674	7,292
Existing ROW	0.1205	5,249
To Be Acquired (Net)	0.0469	2,043

Legal Description of The Part To Be Acquired

A 0.1674 (7,292 square feet) of an acre tract of land, more or less, out of a 2.6520 acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Remainder Before and After The Acquisition

The remainder before and after the acquisition is defined as the partial acquisition subtracted from the whole property which is described as the subject property. It is determined at the time of appraisal whether or not damages to the remainder are caused by the proposed part to be acquired. The highest and best use of the subject property before and after the proposed partial acquisition is analyzed to determine whether or not the use of the subject property will be altered as a result of the proposed part to be acquired. As for the remainder, it was determined that the highest and best use before and after the acquisition shall remain and not be damaged or changed as a result of the acquisition.

Property Tax Information

This appraiser has examined the property tax information indicated by the Hidalgo County Appraisal District (HCAD) as of the date of appraisal and has found that the subject property is under the ownership of Guadalupe Gonzalez. The part to be acquired was identified as part of a larger tract of land which contained tax identification No. C0700-00-116-0009-00. The subject property land assessment was indicated to be $21,454. The indicated unit assess rate for the subject property was indicated to be $8,480 per acre for non-agricultural land, and $252 per acre for agricultural use. The property taxes for the subject property appear to be current, however, further research with the Hidalgo County Tax Office shall be required to confirm any outstanding tax liabilities attributable to the subject property.

Environmental Assessment / Adverse Easements / Encroachments / Topography

This appraiser has made an off-site inspection of the subject property, and no obvious adverse environmental concerns or potentially hazardous materials were observed. This appraiser is not qualified to make a detailed environmental study and highly recommends that an inspection be made by a qualified environmental engineer if an environmental concerns exists. Leonel Garza Jr. & Associates LLC has performed this appraisal report under the hypothetical condition and extraordinary assumption that the subject property has not experienced any adverse environmental concerns which may influence it's marketability and or value.

A survey of the remainder of the subject property was not provided by TEDSI Infrastructure Group as per date of report. Therefore, the extraordinary assumption that no adverse easements nor encroachments are located within the remainder before and after the taking which would affect the value of the whole, part to be acquired and the remainder before and after the acquisition. The subject property was observed that the property is generally level and typical of the surrounding market area. No severe low lying areas were observed, however, this appraiser is not an engineer and cannot certify to the topography nor drainage of the subject property as a whole, part to be acquired and the remainder after.

Utility Services Available

The subject property is located in a region, which contains, water, electricity, and phone service, which is typical of the market area.

Identification of Personal Property

As per scope of the assignment, no personal property located within the proposed right-of-way and the remainder before and after the taking shall be included for compensation, unless it was determined by the appraiser that these item shall be affected or damaged by the proposed taking. In the event the selected items are determined to be compensable, then they shall be included within the cost approach section of this report. A value which shall be either the cost to cure and or the cost of replacement shall be delineated for each item for clarity.

Current Listing Status

It appears that the subject property is not listed for sale as of the effective date of this appraisal. No visible "For Sale" signs were located on the subject property and the property was not listed for sale under a Realtor's® Multiple Listing Service.

Estimated Marketing Time Period

The indicated marketing period is based on the marketing periods of the comparable sales used in the Sales Comparison Approach and the surrounding sales found. Based on the research performed, a twelve (12) to twenty-four month (24) marketing time period appears to be adequate. This time period was selected after a review of multiple land sales within the Edinburg and Pharr markets. The analysis included the indicated "DOM" Days on Market as shown on the McAllen Multiple Listing Service which provides local Realtors an avenue to advertise properties located in the Rio Grande Valley, with its primary focus on properties within Hidalgo County.

Exposure Time

Exposure time is defined as the "length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal." Based on research performed within the market area, an indicated twelve (12) to twenty-four month (24) exposure time is indicated for the subject property. This was estimated based on current and past listings located within the market area which were reviewed during our sales search for comparables similar to the subject property.

Statement of Highest & Best Use

The subjects highest and best use as if vacant and as improved is indicated for future residential development. This type of use is concurrent with the recent trends located along Mile 2 West Road and nearby municipalities. This highest and best use is based on the determined economic unit of the subject property as whole as the portion being acquired in the name of the County of Hidalgo, Texas, does not itself constitute an economic unit.

When a property is evaluated the highest and best use must always be considered. In the current case the highest and best use of the whole is determined to be for residential purposes based on several factors. These factors that are taken into consideration are defined by The Dictionary of Real Estate Appraisal, Fourth Edition, copyright 2002, page 135, by the Appraisal Institute as being: "The reasonably probable and legal use of vacant land or an improved property, which is physically possible, appropriately supported, financially feasible, and there results in the highest value. The four criteria the highest and best use must meet are legal permissibility, physical possibility, financial feasibility, and maximum productivity."

The scope of the assignment is to evaluate the subject property as a whole, part to be acquired, and the remainder before and after the taking, excluding project influence as required by Standards Rule 1-4(f) under the Jurisdictional Exception provision as defined by the Uniform Standards of Professional Appraisal Practice (USPAP). The highest and best use is analyzed for each of these scenarios as each parcel shall be evaluated before and after the proposed taking. In order to determine the highest and best use, research was performed within Hidalgo County to determine the legal permissibility of land use along Mile 2 West Road. Along Mile 2 West Road, development is mixed with proposed retail, and single family residential existing.

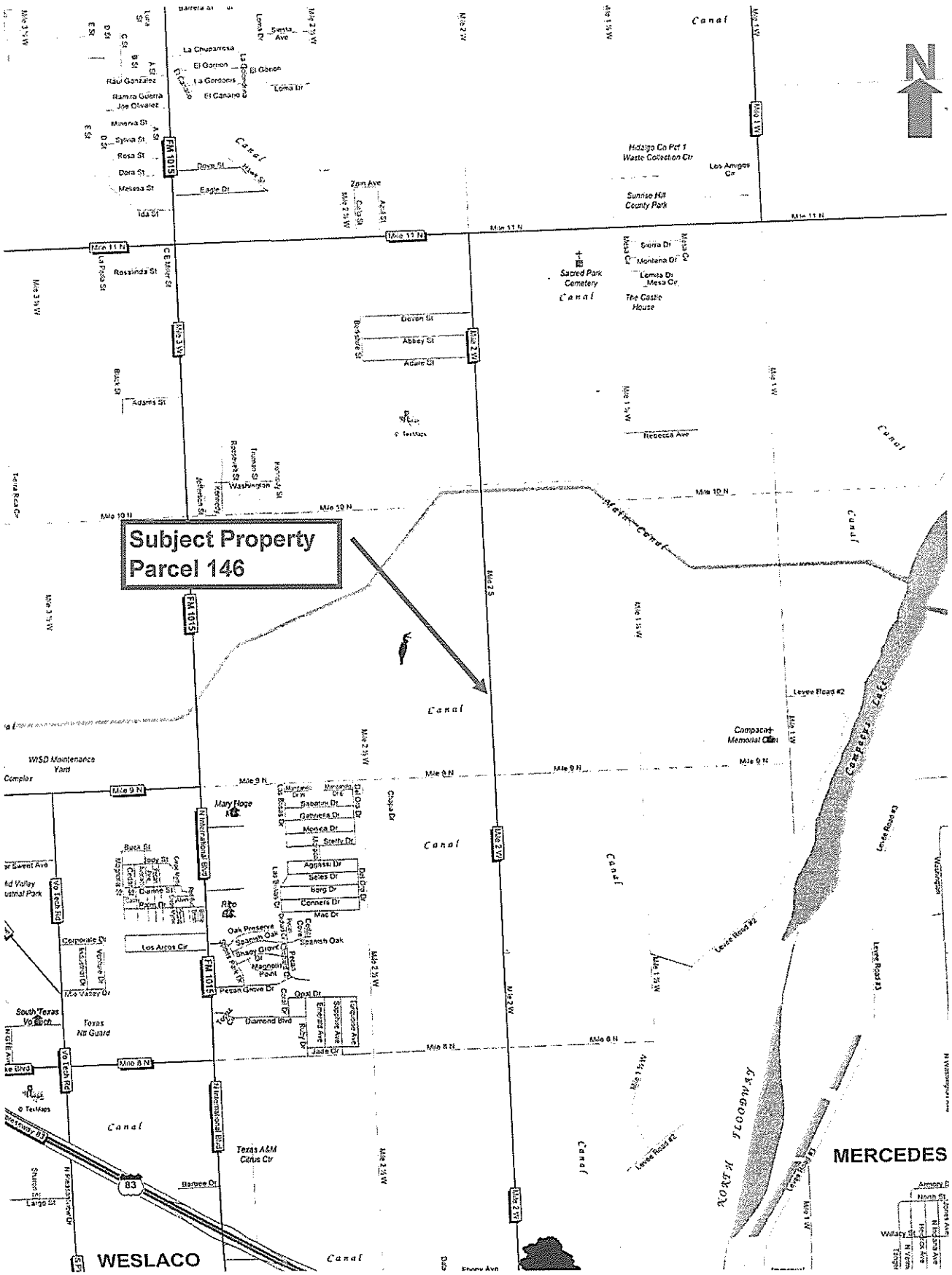
Since the subject lies within the jurisdiction of Hidalgo County, Texas municipal zoning ordinance restrictions are not applicable to the subject as per date of appraisal. This office shall evaluate the subject properties based on the continuing trend along Mile 2 West Road and the existing ordinance which govern the subject property as existing of which should continue its use before and after the proposed right-of-way acquisition. Therefore, the highest and best use of residential use "as if vacant" and "as improved" would therefore be legally permissible as of the date of this report.

The physical characteristics of the subject property as a whole are typically found throughout the eastern region of Hidalgo County. The subject property contains adequate land area and frontage along Mile 2 West Road to allow the future residential development before and after the proposed acquisition. Based on the size and shape of the subject property as a whole and the remainder before and after the acquisition, the property shall maintain a residential highest and best use. As for the part to be acquired, it contains limited use based on its proposed size and shape and therefore does not constitute an economic unit in itself and must be used in conjunction with the whole. Since the valuation of the part to be acquired is based on the pro-rata part of the whole, then the part to be acquired shall be evaluated with a similar highest and best use as the whole. This highest and best use shall not be affected for the remainder before and after the acquisition.

The financial feasibility and maximally productive use of the subject property is based on the continued growth along Mile 2 West Road, which includes single family residential, commercial, and light to heavy industrial uses. Based on the continued growth along Mile 2 West Road, it is estimated that the subject can be financially feasible to contain a residential use "as if vacant" and "as improved". This determination of financial feasibility and productivity is also attributed to the remainder before and after the taking which will not be affected nor damaged as a result of the part to be acquired.

After careful review of the four approaches to the highest and best use test, it is concluded that the subject property "as if vacant" and "as improved" shall be for residential development use. This conclusion is correlated to the property as a whole, part to be acquired and the remainder before and after the acquisition.

LOCATION MAP OF SUBJECT PROPERTY


Subject Property
Parcel 146
N
WESLACO
MERCEDES
Canal
Main Canal
Mile 10 N
Mile 9 N
Mile 8 N
Mile 2 W
Mile 3 W
FM 1015
Sacred Park Cemetery
The Castle House
Sunrise Hill County Park
Hidalgo Co Pct 1 Waste Collection Ctr
WISD Maintenance Yard
Compacan Memorial Cem
Mary Hoge
Texas A&M Citrus Ctr
Texas Nat Guard
Rio
Casa Blanca Lake
Levee Road #2
Levee Road #3
North Floodway
Rebecca Ave
Abbey St
Adams St
Washington St
Diamond Blvd
Los Arcos Cir
Corporate Dr
Pecan Grove Dr
Oak Preserve
Spanish Oak
Shady Grove Dr
Magnolia Point
Mile Valley Dr
Buck St
Jade Dr
Barbee Dr
Largo St
Rosa St
Dora St
Eagle Dr
Ida St
Rossinda St
Zam Ave
Sierra Dr
Montana Dr
Lomita Dr
Mesa Cir
Deleon St
Agate St
Rebecca Ave
Aggasi Dr
Seles Dr
Borg Dr
Connors Dr
Mac Dr
Sabatini Dr
Graf Dr
Monica Dr
Steffy Dr
Gonzales Dr
Chapa Dr
Jade Cir
Emerald Ave
Opal Dr
Ruby Dr
Canal
Mile 11 N
Mile 10 N
Mile 9 N
Mile 8 N
Mile 3 W
Mile 2 W
Mile 1 W
Mile 2.5 W
Mile 1.5 W
Mile 2.5 E
Mile 3 E
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Mile 3 E
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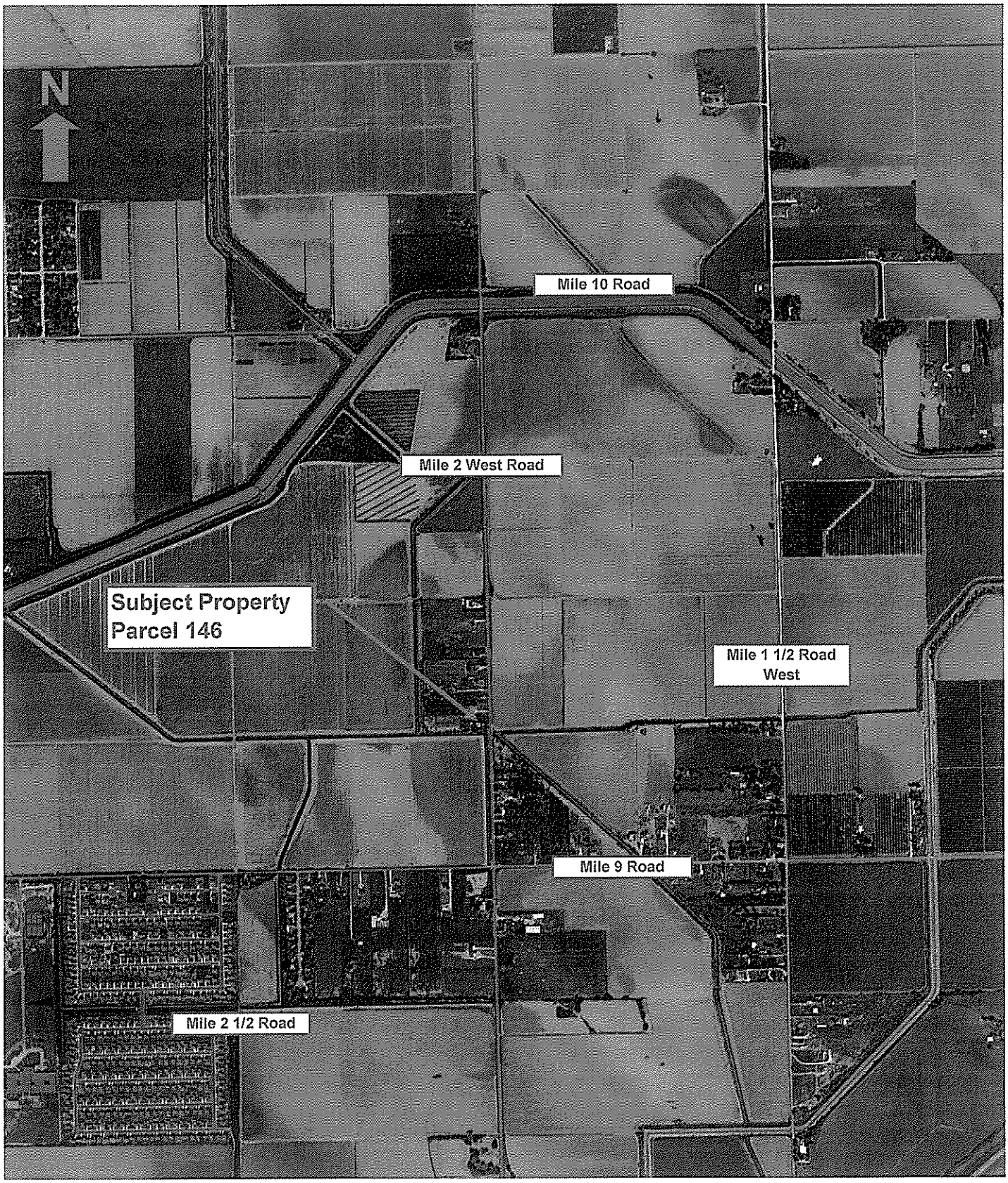
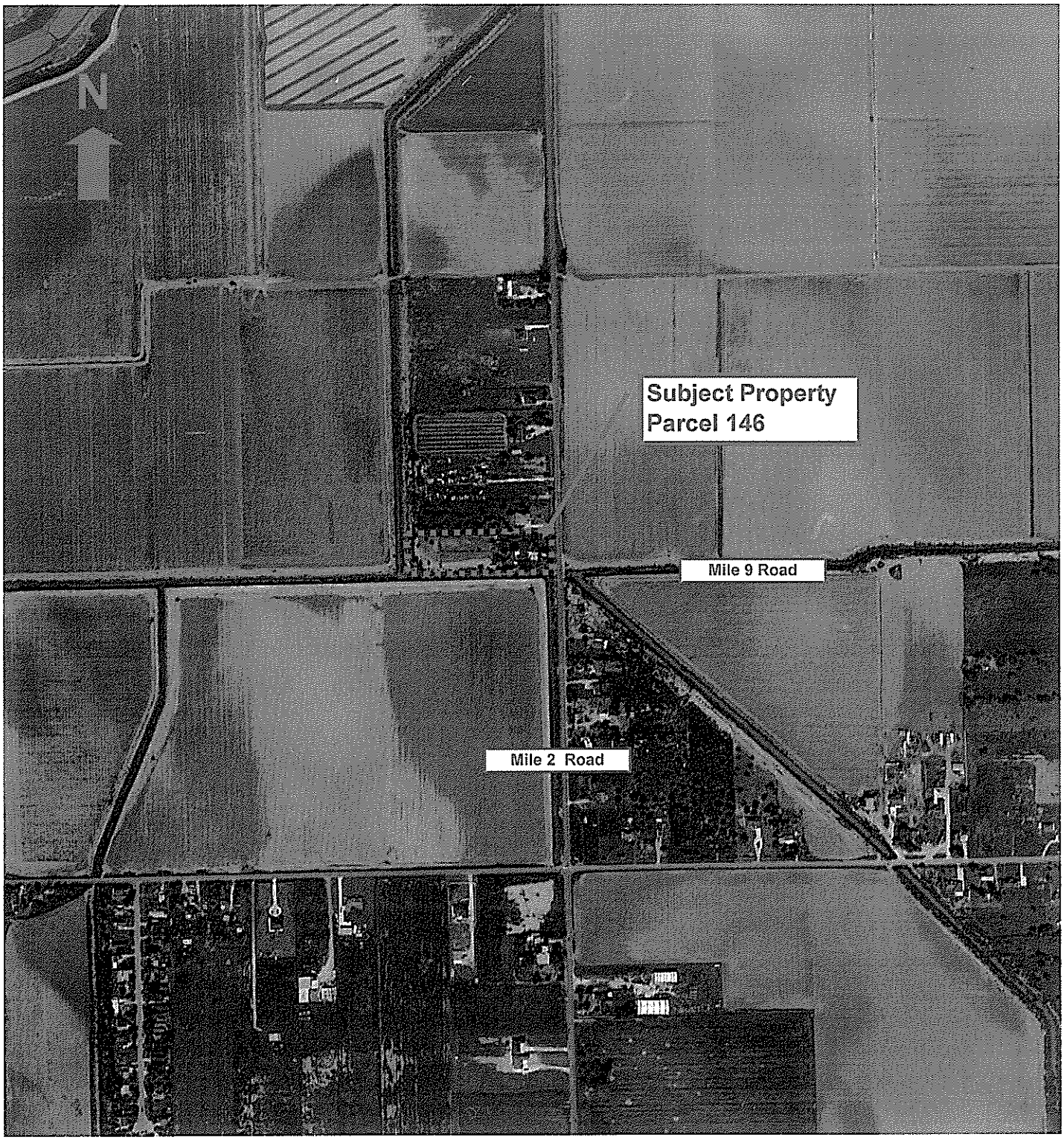
Mile 1 E

AERIAL PHOTOGRAPH OF SUBJECT AREA



AERIAL PHOTOGRAPH OF SUBJECT

(Closer View of Subject Property)



NOTE: SUBJECT PROPERTY AS A WHOLE IS ESTIMATED AND DEPICTED BY THE RED DASHED LINE. THIS INCLUDES THE PART TO BE ACQUIRED ALONG MILE 2 WEST ROAD. COMPLETE SURVEY OF SUBJECT AS A WHOLE WAS NOT PROVIDED BY TEDSI INFRASTRUCTURE GROUP, AND IS ESTIMATED BASED ON INFORMATION GATHERED DURING THE INSPECTION OF THE SUBJECT PROPERTY OR THE HIDALGO COUNTY APPRAISAL DISTRICT.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 146

Local Address: West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 1: Mile 2 West Road R.O.W.
Photo 2: Mile 2 West Road R.O.W.

Looking: Photo 1: Western View
Photo 2: Western View

Photo 1
Western view of subject property taken from existing Mile 2 West Road Right-of-way.

Photo 2
Additional western view of subject property taken from existing Mile 2 West Road Right-of-way.

2. Point from which taken: Photo 3: Mile 2 West Road R.O.W.
Photo 4: Mile 2 West Road R.O.W.

Looking: Photo 3: Northern View
Photo 4: Southern View

Photo 3
Northern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

Photo 4
Southern view of part to be acquired; taken from Mile 2 West Road Right-of-way.

PHOTOGRAPHS OF SUBJECT PROPERTY

Parcel No.: 146

Local Address: West side of Mile 2 West Road, located north of Mile 9 Road in Hidalgo County, TX.

Date Taken: February 27, 2007

Taken By: Leonel Garza III

1. Point from which taken: Photo 5: Mile 2 West Road R.O.W.
Photo 6: Mile 2 West Road R.O.W.

Looking: Photo 5: Northern View
Photo 6: Southern View

Photo 5
Northern view of Mile 2 West.

Photo 6
Southern view of Mile 2 West.

2. Point from which taken: Photo 7: Mile 2 West Road R.O.W.
Photo 8: Mile 2 West Road R.O.W.

Looking: Photo 7: Western View
Photo 8: Western View

Photo 7
Western view of concrete drive and sliding chain link gate located within the part to be acquired.

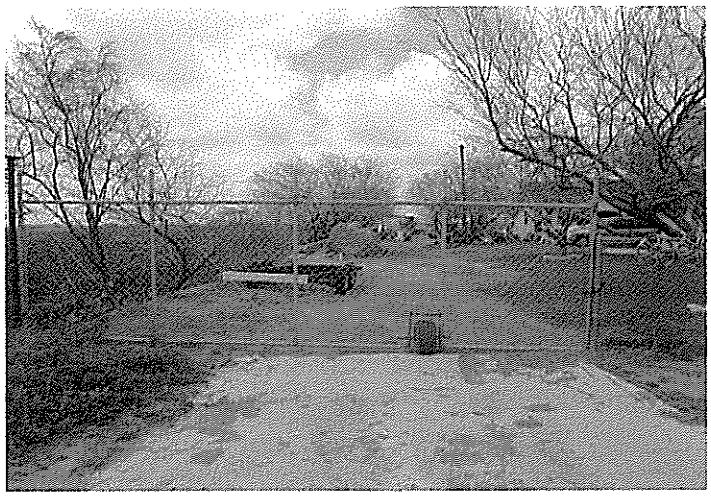


Photo 8
Western view of caliche drive and chain link "swing" gate located within the part to be acquired.

DESCRIPTION OF PROPERTY:

The subject property, as a whole, is a 115,521 square foot (2.652 acres) tract of land currently being utilized for residential use located along western side of Mile 2 West Road in Hidalgo County, Texas. The subject is located within the County of Hidalgo, Texas. According to the survey provided by TEDSI Infrastructure Group, dated October 31, 2003, the part to be acquired is approximately 0.1674 acres (7,292 square feet) gross of which a portion of 0.1205 acres lies within existing road right-of-way, leaving a net area to be acquired of 0.0469 acres (2,043 square feet). This land area currently in fee simple shall be calculated at 100% of the unit value derived from the sales comparison approach as if vacant, which shall exclude any existing road right-of-way in order to derive the net area within the acquisition. This is performed in order to determine the pro-rata part of the whole for the purchase of said tract by the Hidalgo County Right-of-Way Department.

AREA OR NEIGHBORHOOD ANALYSIS:

The subject neighborhood along Mile 2 West Road is a mixture of agricultural use, single family residential and small commercial developments. Several properties along Mile 2 West Road and the near by areas are in a state of development as new subdivisions are being created as indicated by the Hidalgo County Planning Department. Leonel Garza Jr. & Associates LLC has inspected the market area along Mile 2 West Road and has found that the market is in a state of positive development of which is concentrated at the intersection of Expressway 83 and Mile 2 West Road.

SITE ANALYSIS:

Five Year Sales History: The subject property is indicated to be under the ownership of Guadalupe Gonzalez as indicated by survey and field notes provided by TEDSI Infrastructure Group. Further investigation of the subjects history through the Hidalgo County Appraisal District and the Hidalgo County Clerks Office confirmed the current owner of record to be Guadalupe Gonzalez The subject property was transferred from Juan A Pena & Yong Ok Pena (Grantor) to Guadalupe Gonzalez (Grantee) on July 3, 2002. Therefore, the subject has been in the name of Guadalupe Gonzalez for over four (4) years.

Legal Description: (Whole Property) A 2.6520 acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Legal Description: (Part to be Acquired) A 0.1674 (7,292 square feet) of an acre tract of land, more or less, out of a 2.6520 acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas.

Improvements: During the off-site inspection of the subject property, no building improvements were indicated within nor affected by the part to be acquired. Located within the part to be acquired are several site improvements which shall be taken as a result of the acquisition which will be itemized on page 5.0 of this report. Any utilities located within the part to be acquired shall be relocated as an item of construction and shall not be included within the compensation of the subject property as per scope of the assignment.

Highest and Best Use: Single Family Residential Use

(Form ROW-A-^ Rev. 7/2004 Page 3 of 5 Continued on Next Page

(Continuation from previous page)

VALUATION OF PART TO BE ACQUIRED

LAND VALUATION
Representative Comparable Sales

	Subject	Comp. No. 1	Comp. No. 2	Comp. No. 3
Grantor	Juan A Pena & Yong Ok Pena	Reynaldo Garcia, Jr.	David Keith Brannan and Joel Collin Brannan	Telesforo Barrera and wife, Rosita R. Barrera
Grantee	Guadalupe Gonzalez	Julio C. Avila and wife, Maribel Avila	Rogelio G. Robles and wife, Guadalupe E. Robles	Maria Luisa Lopez Castrejon
Date of Sale	July 3, 2002	June 6, 2005	November 29, 2005	February 17, 2005
Unit Price	/ Ac	20,765 / Ac	5,000 / Ac	7,500 / Ac
Relative Location	Average	Superior -20%	Inferior 20%	Inferior 20%
Lot Location	Interior Tract	Interior Tract 0%	Interior Tract 0%	Interior Tract 0%
Financing	Conventional	Similar 0%	Similar 0%	Similar 0%
Conditions of Sale	Cash To Seller	Similar 0%	Similar 0%	Similar 0%
Market Conditions	Average	Similar 0%	Similar 0%	Similar 0%
Physical Characteristics	Typical of Market	Similar 0%	Similar 0%	Similar 0%
Available Utilities	Water / Electricity / Phone	Similar 0%	Similar 0%	Similar 0%
Street Access / Frontage	Mile 2 West	Mile 11 North Road 0%	Mile 15th North Road 0%	Mile 14th & 1/2 North Road 0%
Size of Tract	2.53 Ac	1.83 Ac -	5.00 Ac 5%	10.00 Ac 10%
Net Adjustments		Δ -20%	Δ 25%	Δ 30%
Indicated Unit Value		$ 16,612 / Ac	$ 6,250 / Ac	$ 9,750 / Ac

Estimated Unit Value of Fee Simple Area $ **15,000 / Ac**

Estimated Value by Sales Comparison Approach (0.0469 Ac. x $ 15,000 per Ac.) $ **704**
(Includes Part To Be Acquired Only)

Comparable Sale No. 1

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 146 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐

Grantor/ Lessor: Reynaldo Garcia, Jr. Grantee/Lessee: Julio C. Avila and wife, Maribel Avila

Date: June 6, 2005 Recording Information: Document# 1486507 Key Map: N/A

Address: Located along the northern side of Mile 11 Road, located east of FM 1015, Hidalgo County, Texas. Zip Code: 78501

Legal Description: All of Lot 7, Jo Mar Estates, an Addition to the City of Weslaco, Hidalgo County, Texas,according to the map recorded in Volume 30, Page 80, Map Records in the Office of County Clerk of Hidalgo County, Texas.

Confirmed Price : $ 38,000 Verified with: MLS# L99921S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 1.83 Acres or 79,715 Sf Unit Price as Vacant : $ 20,765 / Ac or $ 0.48 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Use

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: Zone "AE"

Attach Additional Information: The subject property is located on the north side of Mile 11, just east of FM 1015 in Hidalgo County, Texas. The property has 150' lineal feet of frontage along Mile 11 Road. The subject property is Lot 7 of the Jo Mar Subdivision. Jo Mar Subdivision is a residential subdivision consisting of large tracts of land with deed restrictions, limiting the minimal living area to 1,400 sq of living area.

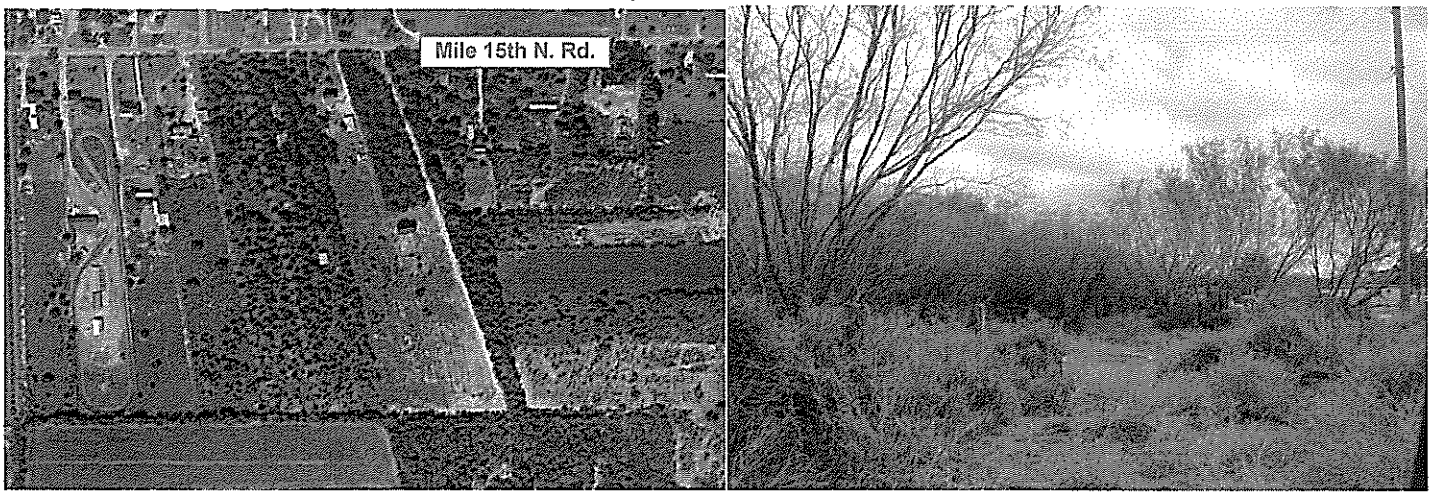
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 2

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 146 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: David Keith Brannan and Joel Collin Brannan Grantee/Lessee: Rogelio G. Robles and wife, Guadalupe E. Robles

Date: November 29, 2005 Recording Information: Document# 1554988 Key Map: N/A

Address: South side of Mile 15 Road, about 1/4 mile west of FM 88. Zip Code: 78539

Legal Description: A 5.00 acre tract of land out of Farm Tract Four Hundred Six (406), West and Adams Tract Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 2, Page 34-37, Map Records, Hidalgo County, Texas.

Confirmed Price: $ 25,000 Verified with: MLS# L01077S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 5.00 Acres or 217,800 Sf Unit Price as Vacant : $ 5,000 /Acre or $ 0.11 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

The subject property is located on the south side of Mile 15, just west of FM 88 in Hidalgo County, Texas. The property has 142.66' lineal feet of frontage along Mile 15 Road. The subject property is an irregular shape tract located about one mile south of Elsa.

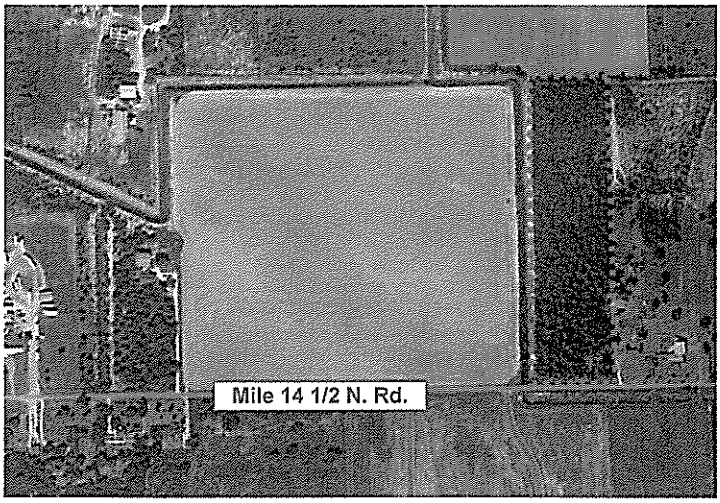
Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

Comparable Sale No. 3

COMPARABLE DATA SUPPLEMENT

District: N/A Parcel No.: 146 Highway: Mile 2 West Road County: Hidalgo ROW CSJ: 0921-01-192

Land Sale ☑ Improved Sale ☐ Rental Data ☐



Grantor/ Lessor: Telesforo Barrera and wife, Rosita R. Barrera Grantee/Lessee: Maria Luisa Lopez Castrejon

Date: February 17, 2005 Recording Information: Document# 1451132 Key Map: N/A

Address: North side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Zip Code: 78543

Legal Description: The West 10.0 acres of Farm Tract 423, West and Adrams Tracts Sudivision, Hidalgo County, Texas, according to map thereof recorded in Volume 2, Page 34-37, Map Records of Hidalgo County, Texas.

Confirmed Price: $ 75,000 Verified with: MLS# L89585S

Terms and Conditions of Sale: Cash To Seller

Rental Data: N/A

Land Size: 10.00 Acres or 435,600 Sf Unit Price as Vacant : $ 7,500 / Acre or $ 0.17 / Sf

Type Street: Asphalt Paved Utilities: Electricity, Water, Septic System

Improvement(s) Description: N/A

Improvement(s) Size: N/A (GBA) N/A (NRA) N/A Unit Price as Improved $: N/A

Condition and Functional Design: N/A

Current Use: Vacant Highest and Best Use: Residential Development

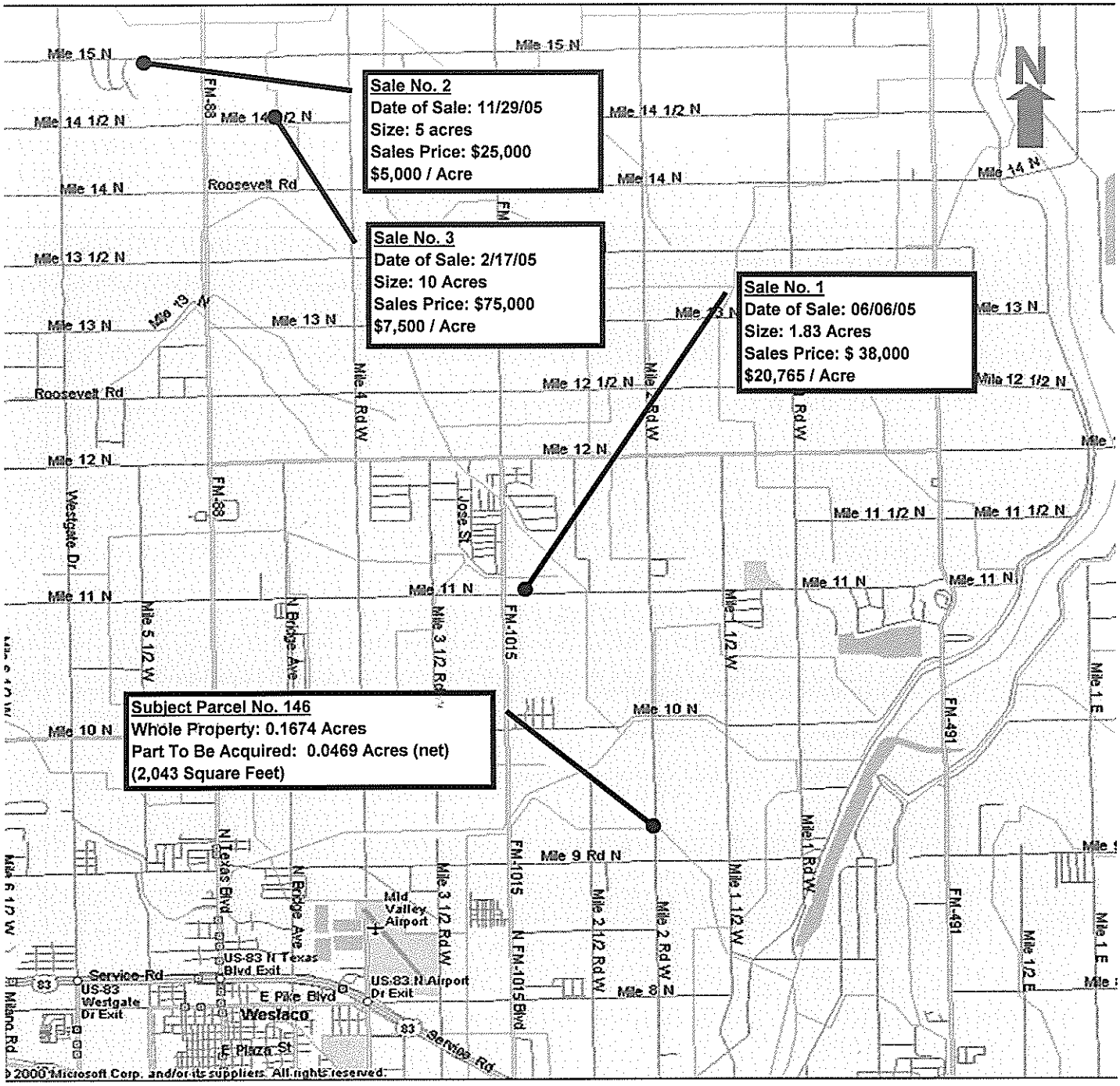
Date of Inspection: January 26, 2007 Zoning: N/A Flood Plain: N/A

Attach Additional Information:

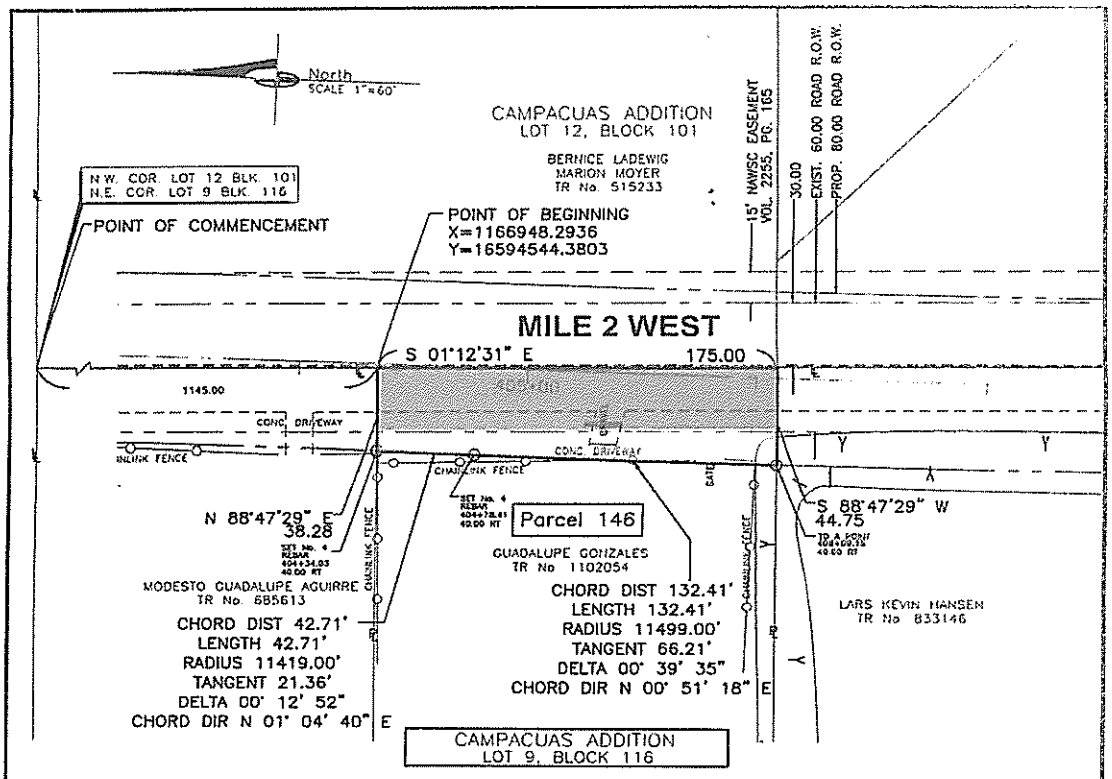
The subject property is located on the north side of Mile 14 1/2, just east of FM 88 in Hidalgo County, Texas. Mile 14 1/2 North road is in a state of development with new subdivisions being constructed across from the subject property. The subject propertys Net acerage is 8.68 acres.

Appraiser: Leonel Garza III January 26, 2007
(Typed, not signed) Date

COMPARABLE SALES MAP



SURVEY OF SUBJECT PROPERTY (Page 1 of 1)



SURVEY PLAT
OF
PARCEL 146
BEING A 0.1674-ACRE TRACT OF LAND
OUT OF LOT 9, BLK 116,
CAMPACUAS ADDITION
TO THE CAPISALLO DISTRICT,
LLANO GRANDE GRANT,
HIDALGO COUNTY, TEXAS,
VOLUME 1, PAGE 2, H.C.M.R.

Parcel 146

Notes:
1. Set indicates (1/2 inch Iron Rod) No. 4 rebar with a plastic cap marked "TEDSI".
2. Survey line locations are approximate and based on best available evidence
3. A field note description of same date accompanies this plat.

Total Acreage: 2.6520 ac
To be Acquired: 0.1674 ac
Exist. Road R.O.W.: 0.1205 ac
Proposed Net Taking: 0.0469 ac
Remainder Left: 2.4846 ac
Remainder Right: NONE
Document:

OWNER: Guadalupe Gonzalez by virtue of Warranty Deed with Vendor's Lien dated July 2, 2002, as recorded in the Office of the County Clerk, Hidalgo County, Texas, Document No. 1102054, Official Records, Hidalgo County, Texas.

DESCRIPTION: Being a 2.6520 acre tract of land, more or less, out of Lot 9, Block 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, according to the map thereof recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas.

APPARENT LIENHOLDER: Retained in Deed of Trust dated July 3, 2002, filed for record in the Office of the County Clerk, Hidalgo County, Texas, on July 15, 2002, under Clerk's File Number 1102055, from Guadalupe Gonzalez, joined pro-forma by his wife, Yolanda P. Gonzalez, To: Scott R. Valby, Trustee, securing the payment of one certain promissory note of even date payable to the order of JLM Direct Funding, Ltd.

The undersigned hereby certifies that this survey was made on the ground, and that the only improvements are as shown, and that there are no visible encroachments, visible overlapping, visible easements or apparent conflicts except as shown hereon.

This survey substantially conforms to the Minimum Standards of Practice as approved by the Texas Board of Professional Land Surveyors

MARK W. LUPHER RPLS #4637

DATE 11-3-17

TEDSI INFRASTRUCTURE GROUP
TEDSI

Yellow Highlight = Proposed Right-of-Way ; Green Highlight = Existing Right-of-Way

FIELD NOTES OF PART TO BE ACQUIRED (Page 1 of 2)

COUNTY: HIDALGO

HIGHWAY: MILE 2 WEST ROAD

PROJECT LIMITS: MILE 12 NORTH TO MILE 7 NORTH

GRANTOR: GUADALUPE GONZALEZ, A MARRIED PERSON

FIELD NOTES FOR PARCEL - 146

Being a 0.1674 (7,292 square feet) of an acre tract of land, more or less, out of a 2.6520-acre tract of land out of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Volume 1, Page 2, Map Records, Hidalgo County, Texas. Said 2.6520-acre tract of land is vested to Guadalupe Gonzalez by virtue of Warranty Deed with Vendor's Lien dated July 2, 2002, recorded under Document No. 1102054, Official Records, Hidalgo County, Texas. Said 0.1674 (7,292 square feet) of an acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 9, Blk. 116, Campacuas Addition to the Capisallo District, Llano Grande Grant, Hidalgo County, Texas, as recorded in Vol.1, Pg. 2, Hidalgo County Map Records, **THENCE,** S 01° 12' 31" E, a distance of 1,145.00 feet to the Northeast corner and the **POINT OF BEGINNING,** with grid coordinates of X=1,166,948.2936 and Y=16,594,544.3803. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, S 01° 12' 31" E, for a distance of 175.00 feet, to a point on the East line of Lot 9, for the Southeast corner of said tract herein described;

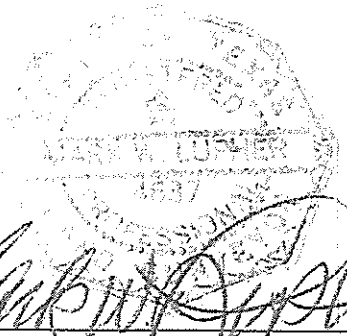
THENCE, S 88° 47' 29" W, parallel to the North line of Lot 9, for a distance of 44.75 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Southwest corner of said tract herein described;

THENCE, In a Northeasterly direction with the proposed West Right-of-Way line of said Mile 2 West and with the line of said curve to the right with an arc angle of 00° 39' 35", a radius of 11,499.00 feet, a tangent of 66.21 feet, a curve length of 132.41 feet, a chord that bears N 00° 51' 18" E and a chord length of 132.41 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for a point on the West Right-of-Way line of said Mile 2 West;

THENCE, In a Northeasterly direction with the proposed West Right-of-Way line of said Mile 2 West and with the line of said curve to the left with an arc angle of 00° 12' 52", a radius of 11,419.00 feet, a tangent of 21.36 feet, a curve length of 42.71 feet, a chord that bears N 01° 04' 40" E and a chord length of 42.71 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for the Northwest corner of said tract herein described;

THENCE, N 88° 47' 29" E, for a distance of 38.28 feet to the **POINT OF BEGINNING** and containing 0.1674 (7,292 square feet) of an acre of land, of which 0.1205 of an acre lies in the existing Mile 2 West Road Right-of-Way, and leaving a **PROPOSED NET TAKING** of 0.0469 of an acre of land, more or less.

A plat of same date accompanies this Field Note Description



Mark W. Lupher – R.P.L.S. # 4637

Date: 10/31/03

Explanation of Adjustments with Reconciliation:
During the analysis of the part to be acquired, the value for the subject property as a whole was determined. This determination of market value is utilized for the valuation of the part to be acquired which is a pro-rata part of the whole. The local market was searched for comparable sales of which contained similar frontage along Mile 2 West and other similar nearby thoroughfares. Each of the sales utilized are located within 2.0 miles from the subject property with similar highest and best uses as residential development. Several sales were located within this parameter of which had occurred within the past two years. Three sales were selected which were the most comparable to the subject property and required the least number of adjustments. The following three comparable sales were reviewed for location, available utilities, financing, site utility, topography and other factors of which the real estate market shall recognized for the purchase of said tracts.

Sale No. 1 is located at the along the north line of Mile 11 North Road east of FM 1015. The property was purchased for residential development. The comparable sale is located in a superior market area as the subject property and as such a downward adjustment of -20% for location is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $16,612 per acre.

Sale No. 2 is located on the south line of Mile 15 North Road west of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +5% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $6,250 per acre.

Sale No. 3 is located on the north line of Mile 14 1/2 North Road east of FM 88. The property was purchased for future residential development. Due to the sales inferior location as compared to the subject property, a upward adjustment of +20% was indicated for the sale. The comparable sale is a larger tract of land as compared to the subject and an adjustment of +10% is indicated. No other adjustments were indicated for the comparable sale. Based on the adjustments indicated for the comparable sale, the subject property indicated unit value is $9,750 per acre.

After reviewing the comparable sales selected, an unadjusted unit range of market value of $5,000 per acre to $20,675 per acre was indicated. After adjustments were made in paired sales analysis of the comparable to the subject property, an adjusted range of market value of $6,250 per acre to $16,612 per acre was determined. Based on the existing developments within the immediate market area and the current trends found along Mile 2 West Road, a unit value near the upper range was selected, $15,000 per acre.

ESTIMATED VALUE OF ACQUISITION

Land:	0.0469 Ac	@	$	15,000	per acre	$	704

Improvements:

Chain link Fencing (122' lf @ $8.75 / per lineal foot)	$	1,068
Concrete Driveway (196 Sf @ $3.75 / per square foot)	$	588
Concrete Driveway (234 Sf @ $3.75 / per square foot)	$	878
14' Sliding Chain link Gate	$	300
18' Chain link Gate (swing type)	$	500
	$	-
Total Improvements	**$**	**3,334**

TOTAL ESTIMATED VALUE	$	4,038
Cost To Cure Damages	$	-
Estimated Total Compensation	**$**	**4,038**

ADDENDUM

1. Certification of Appraisal
2. Assumption & Limiting Conditions
3. Qualifications of Appraisers
4. Letter of Inspection Sent To Owner of Record Via Certified Mail
5. Certified Letter Tracking Information
6. Warranty Deed

Certification of Appraisal

I certify that, to the best of my knowledge and belief:

* The statements of fact contained in this report are true and correct.
* The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
* I have no present or prospective interest in the property that is the subject of this report, and I have no personal interest with respect to the parties involved.
* I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
* My engagement in this assignment was not contingent upon developing or reporting predetermined results.
* My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
* My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice in conjunctions with the standards accepted by the Texas Department of Transportation.
* I have made a personal observation of the property that is the subject of this report. Assisting in the gathering of on-site information during the date of inspection were Luis Carlos Garza, Appraiser Trainee, and Thomas M. Davis, General Certified Real Estate Appraiser. Their specific use during this project was limited to the measuring of improvements located within taking and those items which may be damaged by the part to be acquired, aiding in the photography of the subject property and partial analysis. The full analysis and data gathering of sales information and other information concerning the subject property was performed by Leonel Garza III, General Certified Appraiser. Comparable data information was further confirmed by Thomas M. Davis including partial cost approach analysis and data gathering for the cost scheduled utilized throughout the project.

* I certify that, to the best of my knowledge and belief, the reported analyses, opinions and conclusions were developed, and this report has been prepared, in conformity with the requirements of the Code of Professional Ethics and the Standards of Professional Appraisal Practice of the Appraisal Institute.
* I certify that the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representative and for the purpose of right-of-way acquisition only and does not meet the standards required by certain financial institutions for the purpose of acquiring a loan.
* The employment and compensation of this appraiser in completing this appraisal assignment was not based on a requested minimum valuation, a specific valuation, or the approval of the client to begin negotiations of said property for acquisition.

Leonel Garza III
General Certified Real Estate Appraiser
License No. TX - 1338375-General

Thomas M. Davis
General Certified Real Estate Appraiser
License No. TX - 1336454 - General

Luis Carlos Garza
Appraiser Trainee
License No. TX - 1335013 - Trainee

ASSUMPTIONS AND LIMITING CONDITIONS

This report has been prepared with the following general assumption:

1. No responsibility is assumed for the legal description or for matters including legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated.
2. The property is appraised free and clear of any or all liens or encumbrances unless otherwise stated.
3. Responsible ownership and competent property management are assumed.
4. The information furnished by others is believed to be reliable, but no warranty is given for its accuracy.
5. All engineering, title reports and surveys provided are assumed to be correct. The survey and field notes and other illustrative material in this report are included only to assist the reader in visualizing the property.
6. It is assumed that there are no hidden or un-apparent conditions of the property, subsoil, or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
7. It is assumed that the property is a full compliance with all applicable federal, state, and local environmental regulations and laws unless the lack of compliance is stated, described, and considered in the appraisal report.
8. It is assumed that all required licenses; certificates of occupancy, consents, or other legislative or administrative authority from any local state, or national government or private entity or organization have been or can be obtained or renewed for any use on which the value estimate contained in this report is based.
9. It is assumed that the use of the land and improvements is confined within the boundaries or property line of the property described and that there is no encroachment or trespass unless noted in the survey provided.
10. Unless otherwise stated in this report, this appraiser did not observe the existence of hazardous material, which may or may not be present on the property. The appraiser does not have any knowledge of the existence of such material on or in the property. The appraiser, however, is not qualified to detect such substances. The presence of substances such as asbestos, urea-formaldehyde foam insulation or other potentially hazardous materials may affect the value of the property. The value estimate is predicated on the assumption that there is no such material on or in property that would cause a loss in value. No responsibility is assumed for any such conditions, or for any expertise or engineering knowledge required to discover them. The client is urged to retain an expert in this field, if desired.

This appraisal report has been made with the following general limiting conditions:

1. Any allocation of the total value of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.
2. Possession of this report, or a copy thereof, does not carry with it the right of publication with out the written permission of Leonel Garza Jr. & Associates LLC.
3. The appraiser, by reason of this appraisal, is not required to give further consultation, testimony, or be in attendance in court with reference to the property in question unless arrangements have been previously made.
4. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news, sales, or other media without the prior written consent and approval of the appraiser and or the client of this report.
5. If the property rights appraised are the "Leased Fee Estate", then the final indicated market value estimate is based on the continued performance under the lease terms.
6. All original appraisal reports have been signed in blue. Any other copy, which is not signed in blue, may have been altered, and this appraiser is not responsible for its contents or values indicated.

Assumptions and Interpretations Made of the Marketing Period

1. Marketing Time Period: Begins with the date of value estimate and with the indicated exposure time.
2. Exposure to the open market: listing the property on the market for sale with a Realtor, member of Multiple Listing Service, or a licensed Real Estate Broker, that will properly expose the property to the market. This appraiser does not consider a sign placed by a property owner on the property as proper marketing. If the property is presently listed for sale on the market, this appraiser must be notified prior to the completion of the appraisal.
3. Exposure Time: The length of time the property interest being appraised would have been offered on the market prior to the hypothetical consummation of a sale at market value on the effective date of the appraisal.

QUALIFICATIONS OF APPRAISER - LEONEL GARZA III

EDUCATION

* **Graduate, 1995, Texas A&M University, College Station, Texas**
  Bachelor of Science in Biomedical Science

* **Graduate, 1991 McAllen Memorial High School, McAllen, Texas**

LICENSE HELD

* **State Certified General Real Estate Appraiser**
* License Number TX - 1328375-General
* December 31, 2006 Through December 31, 2008 (Active)

PUBLIC SERVICE & PROFESSIONAL ORGANIZATIONS

* **Associate Member of the Appraisal Institute (Not an MAI Designated Appraiser)**
  Currently taking courses toward the designation of MAI through the Appraisal Institute. Approximate time of completion, 2 years)

* **Chairman of the City of McAllen Zoning Board of Adjustments & Appeals**
  The ZBOA protects enforces and reviews the current city zoning ordinances for all types of properties within the boundaries of the City of McAllen. Cases heard are first brought to the City Planning and Zoning Commission and then to the ZBOA if a variance is required. The ZBOA shall review the previous boards decision and upon a super-majority vote shall decide whether or not the applicants request for overturning the previous boards action is required.

* **Chairman of the Hidalgo County Subdivision Review Board**
  The county commission on subdivision review's primary goal is to ensure that proper standards, set by Texas State Law and the Texas State Attorney Generals Office, are mandated by each proposed subdivision developer and or land owner who resides within the County of Hidalgo and or Extraterritorial Jurisdiction of municipalities throughout the County of Hidalgo.

* **Chairman of the Hidalgo County Building Line of Adjustments Board**
  This county advisory board reviews applications of those who have recently constructed or contain non-conforming structures of which are not in compliance with a recorded subdivision plat nor the Hidalgo County Planning Departments minimum set back requirements. These requirements are govern by the Texas Water Development Board and the Texas Model Subdivision Rules.

* **Executive Board Member of the Lower Rio Grande Boy Scout Council**
  The goal of the council is to maintain membership and the continued progress of the boy scouts within the Lower Rio Grande Valley. The council shall maintain progress reports of financial status of the council and plan for events world wide which local children may participate as a representative of the council. These events include the World Jamboree and the National Jamboree.

* **Former Vice Chairman and Member of the City of McAllen Ambulance Advisory Committee**
  The Ambulance Advisory Committee is responsible for review the current contract provider for 911 services within the City of McAllen and attend to any concerns and or complaints toward the contractor.

* **Former Member of the City of McAllen Building Board of Adjustment and Appeals**
  The BBOA reviews the decision of City Staff for the demolition of properties deemed unsafe through the City for a variety of reasons. The board review all facts and concerns and make the decision to secure or proceed with demolition based upon the safety of the neighboring property owners and occupants. The greatest concern for the commission is the safety of the surrounding neighborhood occupants.

* **Former Member of the Pharr Municipal Park Charter Committee**
  Appointed in 1998-1999, our goal was to establish a 103-acre master planned recreational park to the City of Pharr during our membership with the City of Pharr Leadership Class X. The project is still on-going.

WORK EXPERIENCE & CONTINUING EDUCATION

* Employee of Leonel Garza Jr. & Associates since 1990
* State Certified General Real Estate Appraiser since 1998 - Present
* Owner of G-3 Construction which primary focus is custom single-family residences and multifamily apartment complexes.
* Commercial property manager throughout the City of McAllen & Pharr, Texas.
* Appraiser Trainee from 1995 thru 1998 under the sponsorship of Leonel Garza Jr. Leonel Garza Jr. was a State Certified General Real Estate Appraiser in McAllen, Texas for over 18 years, and was a Board Member of the Texas State Appraisal Review Board from October 23, 1995 Through September 15, 1998 appointed by Governor George W. Bush for two terms.

December 11, 2004

* National Uniform Standards of Professional Practice Course 400, Sponsored By The Houston Chapter Appraisal Institute, Houston, Texas.

November 16, 2004

* Residential Cost Approach – Marshall & Swift Evaluation Cost Guide, Sponsored by the Lincoln Graduate Center, San Antonio, Texas.

September 12, 2003

* 2003 Eminent Domain Seminar, Sponsored by the International Right of Way Association (IRWA) in San Marcos, Texas.

May 16, 2002

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

December 15, 2000

* Residential Appraisal Update, Course #117. Sponsored by The Columbia Institute in San Antonio, Texas.

September 18, 2000

* "Current Issues in Ad Valorem Property Tax Valuation. Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 19, 2000

* "Uniform Standards of Professional Appraisal Practice". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

September 20, 2000

* "Texas Property Tax Law 2000". Sponsored by the Institute for Real Estate Professionals, Inc. in Dallas, Texas.

October 8-14, 1998

* Course 530: Advance Sale Comparison and Cost Approach, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 24-29, 1998

* Course 510: Advance Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

May 4 thru May 9, 1998

* Course 320: Basic Income Capitalization, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

September 20 thru September 21, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part B, Course 420; Held in Austin, Texas.

September 18 thru September 19, 1996

* Austin Chapter of the Appraisal Institute, Uniform Standards of Appraisal Practice (USPAP) Part A, Course 410; Held in Austin, Texas.

June 25, 1996

* "Apartment and Rental Housing Legal Seminar"; Sponsored by the Texas Apartment Association of the Rio Grande Valley, McAllen, Texas.

April 11-16, 1996

* Course 120: Appraisal Procedures, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

February 15-20, 1996

* Course 110: Appraisal Principles, Sponsored by the Houston Chapter of the Appraisal Institute, Houston, Texas.

Clients For Whom Appraisals Have Been Prepared By This Appraiser

Banks	Bankruptcy Courts	Cities	Counties
Attorneys	Texas Department of Transportation	Alamo	Hidalgo
Retailers	Homeowners	Mission	Cameron
Doctors	Rancher	McAllen	Star
Oil Companies	Banks	Pharr	
Farmers	National Franchises Estate Planners	Hidalgo	
Mortgage Companies		San Juan	
Hotel Franchises		Edinburg	
US Department of Interior		Mercedes	

Type of Appraisals Which Have Been Prepared By This Office

Caliche Pits / Land Fills	Apartment Complexes	Agricultural Land
Commercial Lots	Automobile Agencies	Bar / Lounges
Convenience Stores	Mini-Storage Units	Grocery Stores
Farms & Ranches	Mobile Home Park Subdivision	Multi- Tenant Retail
Industrial (McAllen Foreign Trade Zone)	Motels / Hotels	Multi-Tenant Offices
Industrial Subdivisions	Ranches	Residential
Medical Offices	Residential Subdivisions	Vacant Residential Lots
Retail Commercial Strips	Restaurants	Veterinary Clinics
Warehouses	Right-of-Way Acquisitions	
	Truck Stops	

Areas Where Appraised Properties Have Been Performed By This Office

Alamo	Georgewest	McAllen	Rio Grande City
Alice	Hargill	McCook	Roma
Austin	Harlingen	Mercedes	San Antonio
Beeville	Hidalgo	Mission	San Juan
Donna	Kingsville	New Braunfels	South Padre Island
Edcouch	Kyle	Palmview	Sullivan City
Edinburg	La Feria	Pleasanton	Weslaco
Eagle Pass	La Joya	Port Isabel	Zapata
Elsa	Los Ebanos	Progreso	

CERTIFIED LETTER OF INSPECTION TO PROPERTY OWNER

Leonel Garza Jr. & Associates LLC
Appraisal Services

State Certified General Real Estate Appraiser
Real Estate Property Tax Consultant

1419 Dove, Suite 1 - McAllen, Texas 78504
(956) 687-7295 (24 hour answering service) Fax (956) 687-9236

January 5, 2007

Parcel 146
Guadalupe Gonzales
RR 1 Box 225Z
Mercedes, Texas 78570-9771

To Whom It May Concern:

Leonel Garza Jr. & Associates LLC has been contracted by Hidalgo County Right-of-Way Department to appraise various properties along Mile 2 West Road for the purpose of acquiring additional right-of-way. The purpose of such "right-of-way" is for the expansion and renovation of Mile 2 West Road. The project limits for the expansion is Mile 12 North to Mile 7 North. The County of Hidalgo is interested in acquiring a small portion of the frontage of your property for this expansion. Marked on the attached exhibit is the portion of land, which is to be appraised and purchased by the Hidalgo County right-of-Way Department. This is the beginning process for future negotiations to acquire the land. Our office will inspect the subject property from the existing right-of-way on the week of January 22, 2007 thru February 17, 2007. If you or your representative wish to meet with us to discuss the purpose of the appraisal and join me for an on-site inspection of your land, I can be reached at (956) 687-7295. I will be researching the market area for any and all real estate sales, and would appreciate any leads or information in which you may have. If you have any questions please call the office of Leonel Garza Jr. & Associates LLC at (956) 687-7295.

With this letter I request permission to perform an on-site inspection and photograph your property. If you have any objections to our inspection of your property please call the office of Leonel Garza Jr. and Associates LLC at (956) 687-7295 prior to the proposed inspection date. Thank you.

Sincerely,

Leonel Garza III
State Certified General
Real Estate Appraiser
TX – 1328375-General

Cc: Hidalgo County Right-of-Way Department
Roy Gonzales – Right-of-Way Agent
509 E. Earling Road, San Juan, Texas 78589
(956) 283-8134

7005 1140 0001 0463 5545

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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$

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Parcel 146
Sent To: Guadalupe Gonzales
Street, Apt. No.; or PO Box No.: RR 1 Box 225Z
City, State, ZIP+4: Mercedes, Texas 78570-9771

PS Form 3800, June 2002 — See Reverse for Instructions

CERTIFIED LETTER TRACKING INFORMATION

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Label/Receipt Number: **7005 1160 0001 0493 1455**
Status: **Delivered**

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VLTC/GF#78,022/zo

1102054

WARRANTY DEED WITH VENDOR'S LIEN

THE STATE OF TEXAS)(
)(KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF HIDALGO)(

THAT JUAN A. PENA AND WIFE, YONG OK PENA, hereinafter called "Grantor" (whether one or more), for and in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration to Grantor paid by GUADALUPE GONZALEZ , A MARRIED PERSON, hereinafter called "Grantee" (whether one or more), the receipt of which is hereby acknowledged and confessed, and the further consideration of the execution and delivery by said Grantee of one certain Promissory Note in the principal sum of $69,350.00, of even date herewith, payable to the order of JLM DIRECT FUNDING, LTD. , hereinafter called "Mortgagee", bearing interest at the rate therein provided; said Note containing the usual reasonable attorney's fee clause and various acceleration of maturity clauses in case of default, and being secured by Vendor's Lien and superior title retained herein in favor of said Mortgagee, and being also secured by a Deed of Trust of even date herewith from Grantee to SCOTT R. VALBY , Trustee; and

WHEREAS, Mortgagee has, at the special instance and request of Grantee, paid to Grantor a portion of the purchase price of the property hereinafter described, as included in the above-described Note, said Vendor's Lien against said property securing the payment of said Note is hereby assigned, transferred and delivered to Mortgagee, Grantor hereby conveying to said Mortgagee the said superior title to said property, subrogating said Mortgagee to all the rights and remedies of Grantor in the premises by virtue of said liens; and

Grantor has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto said Grantee, the following described property, to-wit:

A 2.652 ACRE TRACT OF LAND OUT OF LOT 9, BLOCK 116, CAMPACUAS ADDITION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP RECORDED IN VOLUME 1, PAGE 2, MAP RECORDS IN THE OFFICE OF THE COUNTY CLERK OF HIDALGO COUNTY, TEXAS, REFERENCE TO WHICH IS HERE MADE FOR ALL PURPOSES. SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

AS DESCRIBED ON EXHIBIT "A"

TO HAVE AND TO HOLD the above-described premises, together with all and singular, the rights and appurtenances thereunto in anywise belonging unto said Grantee, his heirs and assigns, forever. And Grantor does hereby bind himself, his heirs, executors and administrators, to warrant and forever defend all and singular the said premises unto said Grantee, his heirs and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WARRANTY DEED (Page 2 of 4)

Taxes for the current year have been prorated and their payment is assumed by Grantee.

This conveyance is made subject to any and all valid and subsisting restrictions, easements, rights of way, reservations, maintenance charges together with any lien securing said maintenance charges, zoning laws, ordinances of municipal and/or other governmental authorities, conditions and covenants, if any, applicable to and enforceable against the above-described property as shown by the records of the County Clerk of said County.

The use of any pronoun herein to refer to Grantor or Grantee shall be deemed a proper reference even though Grantor and/or Grantee may be an individual (either male or female), a corporation, a partnership or a group of two or more individuals, corporations and/or partnerships, and when this Deed is executed by or to a corporation, or trustee, the words "heirs, executors and administrators" or "heirs and assigns" shall, with respect to such corporation or trustee, be construed to mean "successors and assigns".

It is expressly agreed that the Vendor's Lien is retained in favor of the payee of said Note against the above-described property, premises and improvements, until said Note and all interest thereon shall have been fully paid according to the terms thereof, when this Deed shall become absolute.

EXECUTED this 2ND day of JULY, 2002.

JUAN A. PENA

YONG OK PENA

STATE OF TEXAS, COUNTY OF HIDALGO, ss:

This instrument was acknowledged before me on this 3rd day of July, 20 02, by JUAN A. PENA and YONG OK PENA.

CHARGE TO: VALLEY LAND TITLE CO.

ZULEMA OCHOA
Notary Public
STATE OF TEXAS
My Comm. Exp. 11-12-2005

NOTARY PUBLIC

GRANTEE'S ADDRESS:
RT 1 BOX 2252
MERCEDES, TEXAS 76570

GONZALEZ
Loan Number 50001636

EXHIBIT "A"

BEGINNING AT THE NORTHEAST CORNER OF LOT 9;

THENCE ALONG THE CENTERLINE OF MILE 2 WEST, SAME BEING THE EAST BOUNDARY LINE OF LOT 9, SOUTH A DISTANCE OF 1,145.00 FEET TO A POINT ON THE EAST BOUNDARY LINE OF LOT 9, SAME BEING THE POINT OF BEGINNING;

THENCE ALONG THE CENTERLINE OF MILE 2 WEST, SOUTH A DISTANCE OF 175.00 FEET TO A POINT ON THE EAST BOUNDARY LINE, SAME BEING THE SOUTHEAST CORNER OF THE LOT 9 AND THE SOUTHEAST CORNER OF THIS TRACT;

THENCE ALONG THE SOUTH BOUNDARY LINE OF LOT 9, WEST A DISTANCE OF 30.00 FEET TO A POINT WHICH HAS AN IRON PIN OFFSET 20.00 FEET NORTH, AND WITH A TOTAL DISTANCE OF 660.00 FEET TO A POINT WHICH HAS AN IRON PIN OFFSET 20.00 FEET NORTH AND 30.00 FEET EAST, SAME BEING THE SOUTHWEST CORNER OF THIS TRACT;

THENCE ALONG A LINE PARALLEL WITH THE CENTERLINE OF MILE 2 WEST, NORTH A DISTANCE OF 175.00 FEET TO A POINT WHICH HAS AN IRON PIN OFFSET 30.00 EAST, SAME BEING THE NORTHWEST CORNER OF THIS TRACT;

THENCE ALONG A LINE PARALLEL WITH THE SOUTH BOUNDARY LINE OF LOT 9, EAST A DISTANCE OF 630.00 FEET TO AN IRON PIN AND WITH A TOTAL DISTANCE OF 660.00 FEET TO A POINT ON THE CENTERLINE OF MILE 2 WEST, SAME BEING THE POINT OF BEGINNING.

Filed for Record in:
Hidalgo County
by J. D. Salinas, III
County Clerk

On: Jul 15, 2002 at 04:08P

As a Recording

Document Number: 1102054
Total Fees : 18.00

Receipt Number - 433140
By,
Anna Maria Muniz, Deputy

AI-11735 **13.A.**

Tino Bernal Road
CC REGULAR

Date: 10/21/2008
Submitted By: Cynthia Rios, COMM. PCT. #1
Department: COMM. PCT. #1
Agenda Area: Precinct #1

Information

CAPTION

Requesting approval to rename Mile 17 1/2 North between FM 88 & Mile 4 West to: TINO BERNAL ROAD. LRGVDC 911 Department has been advised.

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:**

FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding for this item is not required; no fiscal impact.

Attachments

Link: Tino Bernal Road

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/15/2008 03:16 PM	APRV
2	Ivan Cantu	Ivan Cantu	10/15/2008 03:19 PM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 10:02 AM	APRV
4	Purchasing Department	Marty Salazar	10/16/2008 01:55 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:02 AM	APRV

Form Started By: Cynthia Rios — Started On: 10/15/2008 03:11 PM

Final Approval Date: 10/17/2008

COUNTY of HIDALGO

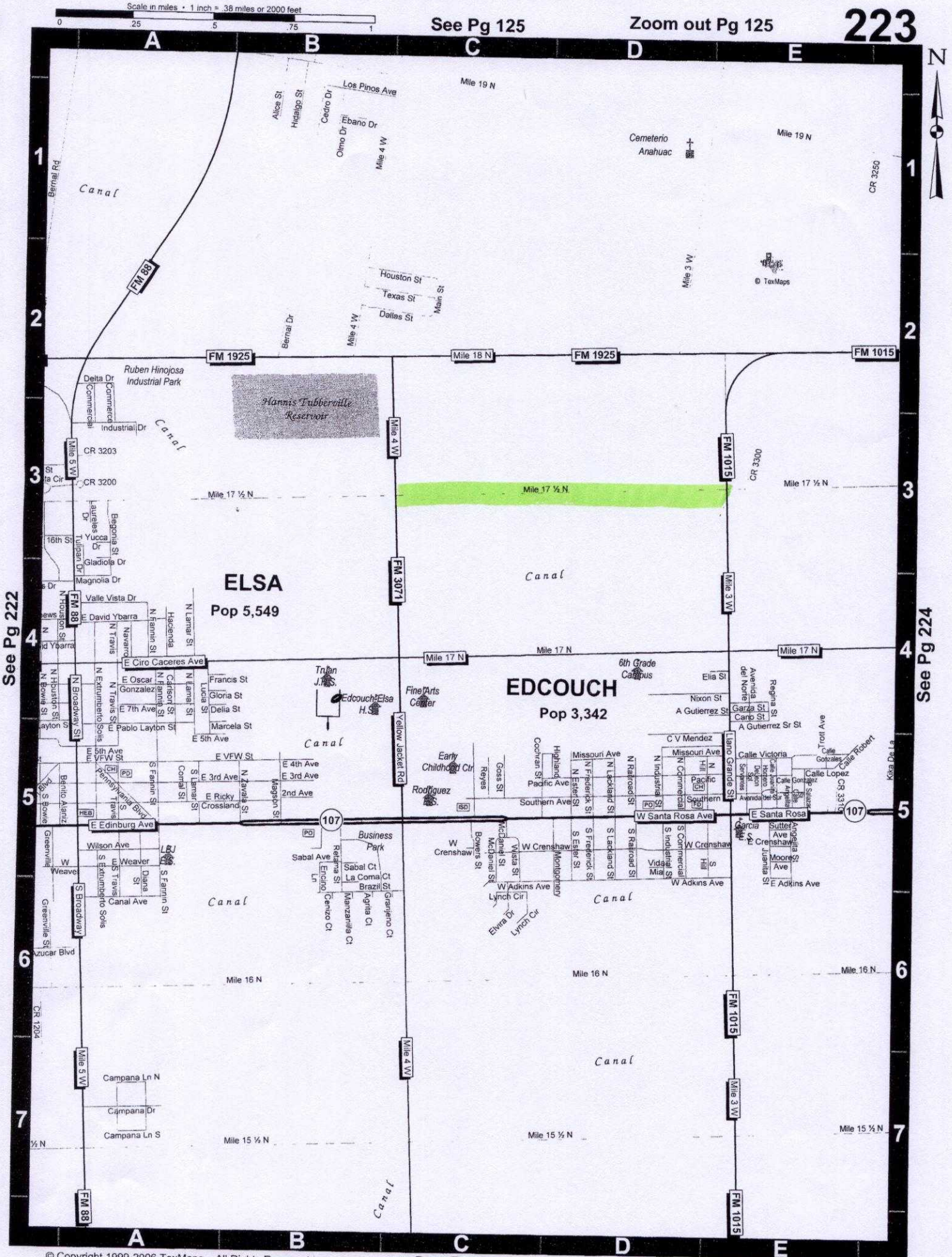
SYLVIA S. HANDY
County Commissioner, Pct. 1
1902 Joe Stephens Ave.
Weslaco, TX 78596
(956) 968-8733

PETITION TO RENAME A RURAL ROAD

THE RESIDENTS OF MILE 17 ½ NORTH ARE REQUESTING THE RENAMING OF MILE 17 1/2 NORTH THAT RUNS BETWEEN FM 88 AND MILE 4 WEST TO:

TINO BERNAL ROAD
(Please see attached)

THE COUNTY OF HIDALGO TEXAS


Scale in miles • 1 inch = .38 miles or 2000 feet
0 .25 .5 .75 1
See Pg 125
Zoom out Pg 125
N
A B C D E
1 2 3 4 5 6 7
See Pg 222
See Pg 224
See Pg 253
ELSA
Pop 5,549
EDCOUCH
Pop 3,342
Ruben Hinojosa Industrial Park
Hannis Tubberville Reservoir
Cemeterio Anahuac
Canal
FM 88
FM 1925
FM 1015
FM 3071
Mile 19 N
Mile 18 N
Mile 17 ½ N
Mile 17 N
Mile 16 N
Mile 15 ½ N
Mile 5 W
Mile 4 W
Mile 3 W
CR 3250
CR 3300
CR 3200
CR 3203
CR 1204
Los Pinos Ave
Houston St
Texas St
Dallas St
Main St
Alice St
Hidalgo St
Cedro Dr
Olmo Dr
Ebano Dr
Bernal Dr
Delta Dr
Commerce
Industrial Dr
Yucca Dr
Tulipan Dr
Gladiola Dr
Magnolia Dr
Valle Vista Dr
E David Ybarra
E Circo Caceres Ave
E Oscar Gonzalez
E 7th Ave
E Pablo Layton St
E 5th Ave
E VFW St
E 4th Ave
E 3rd Ave
2nd Ave
E Ricky Crossland
E Edinburg Ave
Wilson Ave
W Weaver
Canal Ave
Sabal Ave
Sabal Ct
La Coma Ct
Brazil St
Granjeno Ct
Agrita Ct
Manzanilla Ct
Genizo Ct
Retama St
Ericino Ln
Azucar Blvd
Campana Ln N
Campana Dr
Campana Ln S
Francis St
Gloria St
Delia St
Marcela St
Lucia St
Trulan J.H.S.
Edcouch-Elsa H.S.
Fine Arts Center
6th Grade Campus
Early Childhood Ctr
Rodriguez E.S.
Yellow Jacket Rd
Business Park
Elia St
Nixon St
A Gutierrez St
Garza St
Cano St
A Gutierrez Sr St
Avenida del Norte
Regina St
C V Mendez
Missouri Ave
Pacific Ave
Southern Ave
Llano Grande St
Calle Victoria
Calle Lopez
Calle Robert
Calle Gonzalez
Calle Sauceda
Calle Arboleda
Calle Hortensia
Calle Delfino
Avenida del Sur
Serapines
W Santa Rosa Ave
E Santa Rosa
Sutter Ave
Angelita Ave
Moore Ave
E Adkins Ave
W Adkins Ave
W Crenshaw
Lynch Cir
Elvira Dr
Lynch Cr
Juanita St
Vidal St
Mia St
Cochran St
Highland
Reyes
Goss St
McDaniel St
Wista St
Montgomery
Bowers St
N Industrial St
N Commercial St
S Commercial St
N Railroad St
S Railroad St
N Lackland St
S Lackland St
N Frederick St
S Frederick St
N Ester St
S Ester St
Hill St
N Hill
S Hill
Laureles Dr
Begonia St
Hacienda
N Lamar St
N Fannin St
N Travis
N Extumberto Solis
Navarro
Carson St
Comal St
S Lamar St
S Fannin St
S Travis
S Extumberto Solis
Diana St
Greenville St
S Broadway
S Bowie
N Houston St
N Bowie St
Layton St
Pennsylvania Blvd
Bentsen Alamz Blvd
LBJ
Magson St
Zavala St
Yucca Ave
Calle Gonzales
Calle Robert
Kika De La
Ave Trout
CH
PD
ISD
HEB
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Rio Grande Valley Atlas

AI-11757 **13.B.**

Juan Casares Jr.

CC REGULAR

Date: 10/21/2008
Submitted By: Cynthia Rios, COMM. PCT. #1
Submitted For: JC Cardenas
Department: COMM. PCT. #1
Agenda Area: Precinct #1

Information

CAPTION

Requesting approval to name a rural road West of Mile 6 West on Mile 13 North, JUAN CASARES JR. LRGVDC 911 Department has been advised.

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:**

FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

This item does not require funding; no fiscal impact.

Attachments

Link: Juan Casares Jr.

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:47 AM	APRV
2	Ivan Cantu	Ivan Cantu	10/16/2008 07:55 AM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 10:03 AM	APRV
4	Purchasing Department	Marty Salazar	10/16/2008 02:19 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:03 AM	APRV

Form Started By: Cynthia Rios Started On: 10/15/2008 04:45 PM

Final Approval Date: 10/17/2008

COUNTY of HIDALGO

SYLVIA S. HANDY
County Commissioner, Pct. 1
1902 Joe Stephens Ave.
Weslaco, TX 78596
(956) 968-8733

PETITION TO NAME A RURAL ROAD

WE THE RESIDENTS OF MILE 13 NORTH ARE REQUESTING TO NAME THE SECTION WEST OF MILE 6 WEST ON MILE 13 NORTH:

JUAN CASARES JR.

(SEE ATTACHED)

THE COUNTY OF HIDALGO TEXAS

07/14/08

Dear Fellow Neighbors:

I am petitioning for your assistance in the naming of county road Mile 13 North (off Mile 6) to "Juan Casares Jr. Road". I will be in contact with the Hidalgo County Pct. 1 office regarding this matter. If you have any questions or would like to contact me – I can be reached at 956-246-0602. Thank you for your time and help.

I, The Individual Undersigned, who resides on County Road Mile 13 North (off Mile 6) do agree to have County Road Mile 13 North (off Mile 6) be named "Juan Casares Jr. Road". 2324 West 13 North Weslaco, Texas

Print Name and Address	Phone	Signature
Esmeralda Casares 2216 mile 13N	969-2760	Esmeralda Casares
Servando J Herrera 2016 W mile 13 N	973-9298	Servando J Herrera
Juan Cristina Casares Jr		
Martin Morales Mile 6 west & 13N		

July 15, 2008

Commissioner Sylvia S. Handy
Hidalgo County Pct. 1
1902 Joe Stephens Ave.
Weslaco, TX 78596

RE: Naming of County Road 13 North

Dear Commissioner Handy,

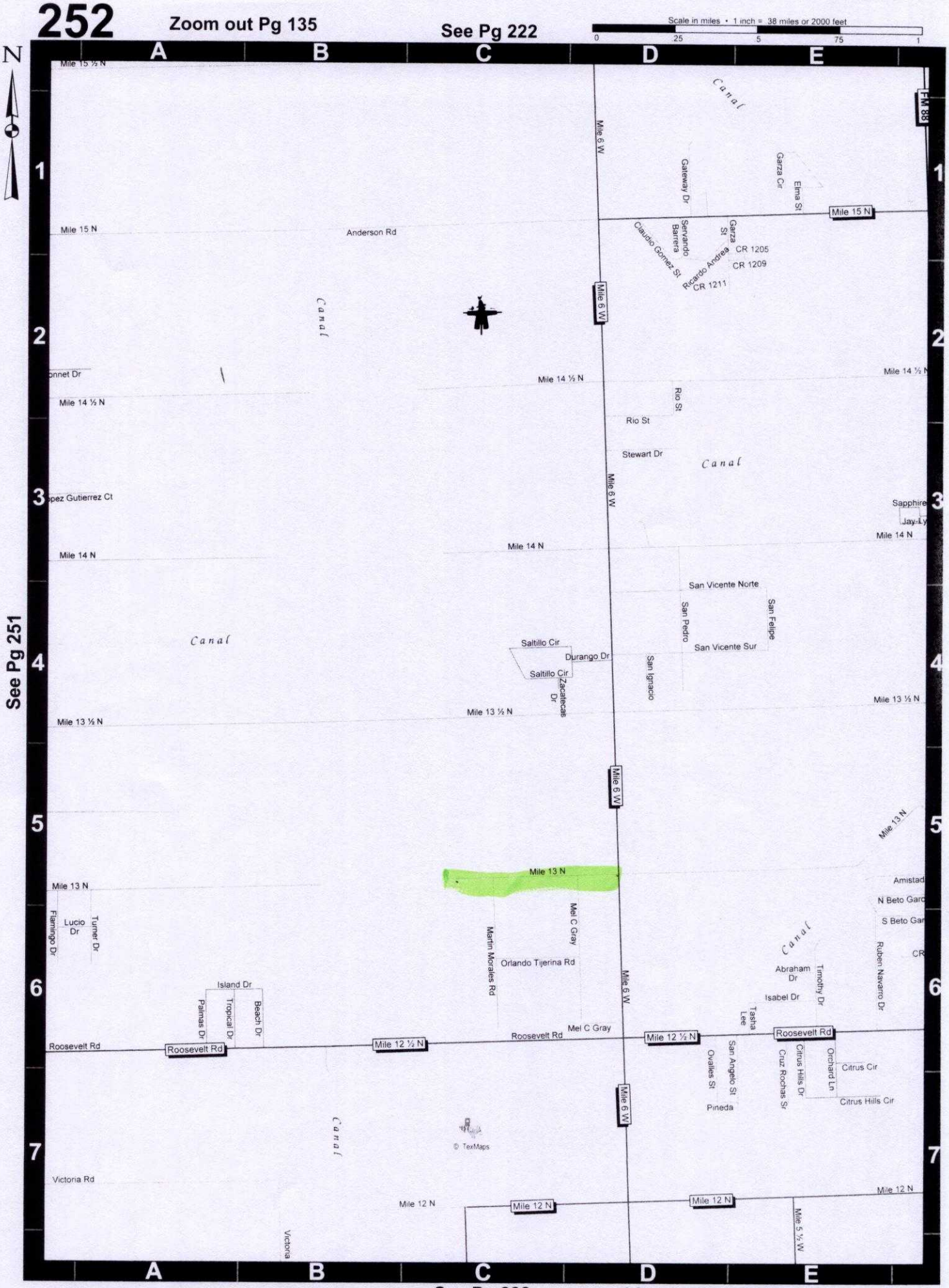
I am requesting your offices assistance in the appropriate procedures in which to name Mile 13 North (off of Mile 6) to "Juan Casares Jr. Road".

I am enclosing a copy of the signatures of all who reside on Mile 13 North at present time.

Please advise me of who it is that I may speak to regarding this matter. Thank you for your time and help. I can be reached at 956-246-0602 if you should need more information.

Sincerely,

Juan Casares Jr.



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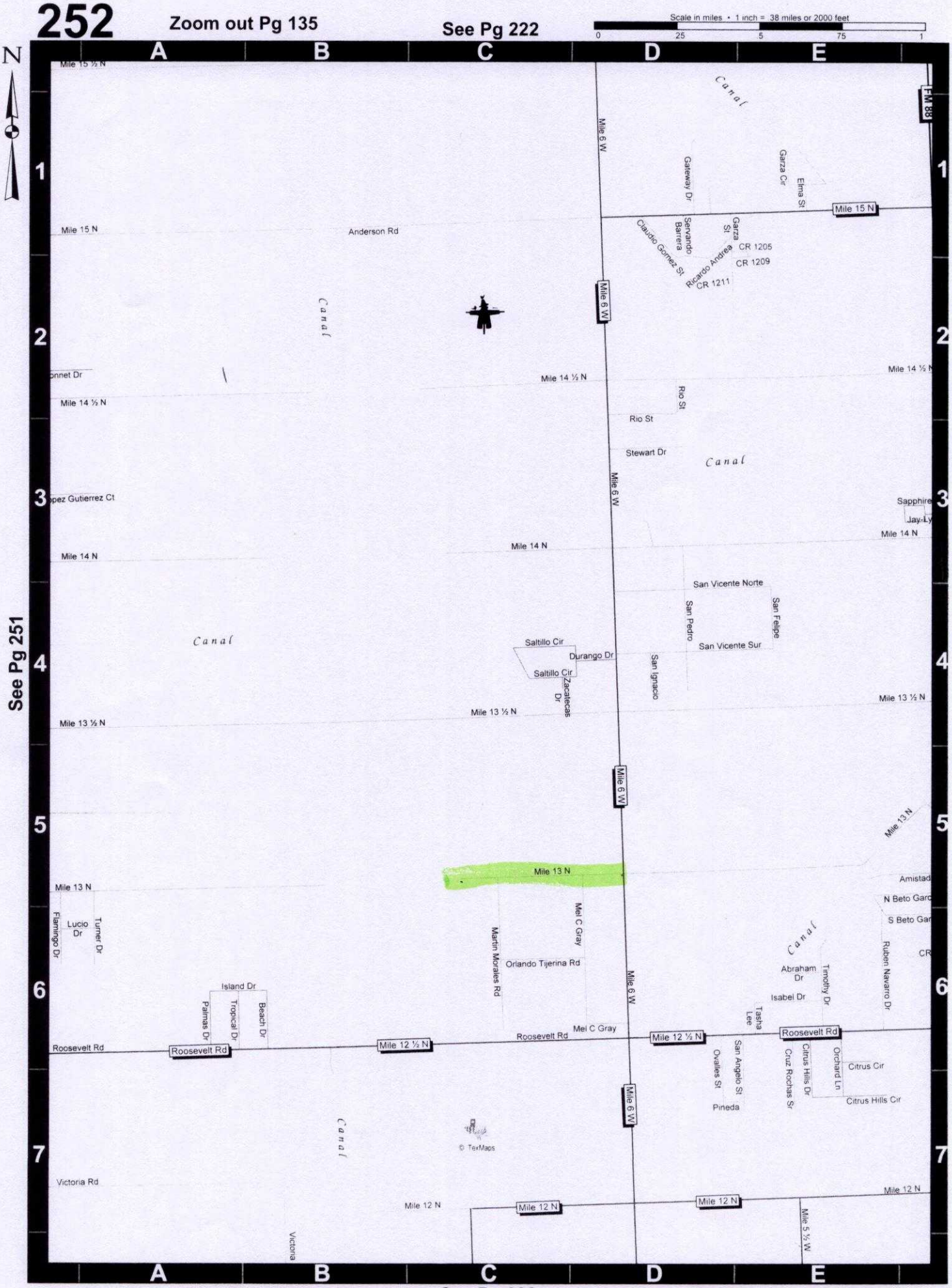

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Rio Grande Valley Atlas

AI-11759 **13.C.**

La Estancia Estates
CC REGULAR

Date: 10/21/2008
Submitted By: Noe Montez, COMM. PCT. #1
Submitted For: Joseph Palacios
Department: COMM. PCT. #1
Agenda Area: Precinct #1

Information

CAPTION

1. Approval to acknowledge receipt of signed petition of at least 25% of owners or tenants of residences of La Estancia Estates Subdivision in Precinct 1 that prohibits parking of any commercial motor vehicles in the Subdivision or on a street adjacent to La Estancia Estates subdivision.

2. Requesting approval of a request from residents of La Estancia Estates to post signs at each entrance of La Estancia Subdivision or on a street adjacent to La Estancia Estates with letters of at least two inches in height stating,"Overnight parking of a commercial motor vehicle is prohibited in the subdivision or on a street adjacent to La Estancia Subdivision",subject to receipt for payment of costs of providing the signs by the residents of La Estancia Estates to Hidalgo County.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1201-431-00-121-005-0-679
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available Balance as of 10-16-08 $5,105.58; reimbursement of expenditures to post signs will be provided by the residents of the subdivision as per Noe Montez from Pct. 1.

Attachments

Link: La Estancia Estates

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:48 AM	APRV
2	Ivan Cantu	Ivan Cantu	10/16/2008 08:46 AM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 10:05 AM	APRV
4	Purchasing Department	Marty Salazar	10/16/2008 02:19 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:03 AM	APRV
Form Started By: Noe Montez			Started On: 10/15/2008 04:51 PM	

Final Approval Date: 10/17/2008

Petition

We the undersigned residents of the subdivision La Estancia Estates located on mile 10N by mile 4W in Hidalgo County Pct#1 municipality of Weslaco, Texas are requesting for the posting of signs prohibiting the parking of commercial motor vehicles in the subdivision, or on a street adjacent to the subdivision and within 1,000 feet of the property line of residence.

This petition is in accordance to section 5,545.307 as per overnight parking of commercial motor vehicles in or near residential subdivisions.

Enclose please find information pertaining to such law as per the guide lines of TXDOT.

Manuel Reyes	1401 El Camino Dr	Lot # 22 968 8834
Lorisa C. Hernandez	1109 El Camino Dr	Lot # 11 424-6091
Juan Cadena	450 S mile 4 west	Lot # 1 463-5497
Pedro Javier	1417 El Camino Dr	Lot # 19 & 20 973-2092
[illegible]	1421 El Camino Dr	Lot # 23 854-4853
Rocio Julia Lopez	1323 El Camino Dr.	Lot # 24 854. 8039
Miguel [illegible]	1317 El Camino Dr	Lot # 25 969 3781
Cesar Vela	1601 El Camino Dr.	Lot # 15 968-7053
Viviana Vela	1517 El Camino Dr	(773) Lot # 16 837-5522

Petition

We the undersigned residents of the subdivision La Estancia Estates located on mile 10N by mile 4W in Hidalgo County Pct#1 municipality of Weslaco, Texas are requesting for the posting of signs prohibiting the parking of commercial motor vehicles in the subdivision, or on a street adjacent to the subdivision and within 1,000 feet of the property line of residence.

This petition is in accordance to section 5,545.307 as per overnight parking of commercial motor vehicles in or near residential subdivisions.

Enclose please find information pertaining to such law as per the guide lines of TXDOT.

		Lot # 22
Mona Rodriguez	1401 El Camino Dr	968 8834
		Lot # 11
Louisa C. Hernandez	1109 El Camino Dr	424-6991
		Lot # 1
Alan Coody	450 S mile 4 west	463-3497
		Lot # 19 & 20
Pedro Ramirez	1417 El Camino Dr.	973-2097
		Lot # 23
	1421 El Camino Dr.	854-4853
		Lot # 24
Blanca Julia Lopez	1323 El Camino Dr.	854. 8039
		Lot # 25
Miguel Cantu	1317 El Camino Dr	968 3781
		Lot # 15
Cesar Vela	1601 El Camino Dr.	968 7032
Viviana Vela	1517 El Camino Dr	(773) Lot # 16 837-5522

Petition

We the undersigned residents of the subdivision La Estancia Estates located on mile 10N by mile 4W in Hidalgo County Pct#1 municipality of Weslaco, Texas are requesting for the posting of signs prohibiting the parking of commercial motor vehicles in the subdivision, or on a street adjacent to the subdivision and within 1,000 feet of the property line of residence.

This petition is in accordance to section 5,545.307 as per overnight parking of commercial motor vehicles in or near residential subdivisions.

Enclose please find information pertaining to such law as per the guide lines of TXDOT.

Mene Rodriguez	1401 El Camino Dr	968 8234
Lorisa C. Hernandez	1109 El Camino Dr.	424-6091
Alan Cardoza	4505 N mile 4 west	463-5497
Pedro Salinas	1417 EL CAMINO DR.	973-8097
	1421 El Camino Dr.	854-4853
Maria Julia Soto	1323 El Camino Dr.	854. 8039
Miguel Cantu	1317 El Camino Dr.	969-8781
Cesar Vela	1601 EL CAMINO Dr.	968-4032
Viviana Vela	1517 EL CAMINO Dr	(773) 837-5522

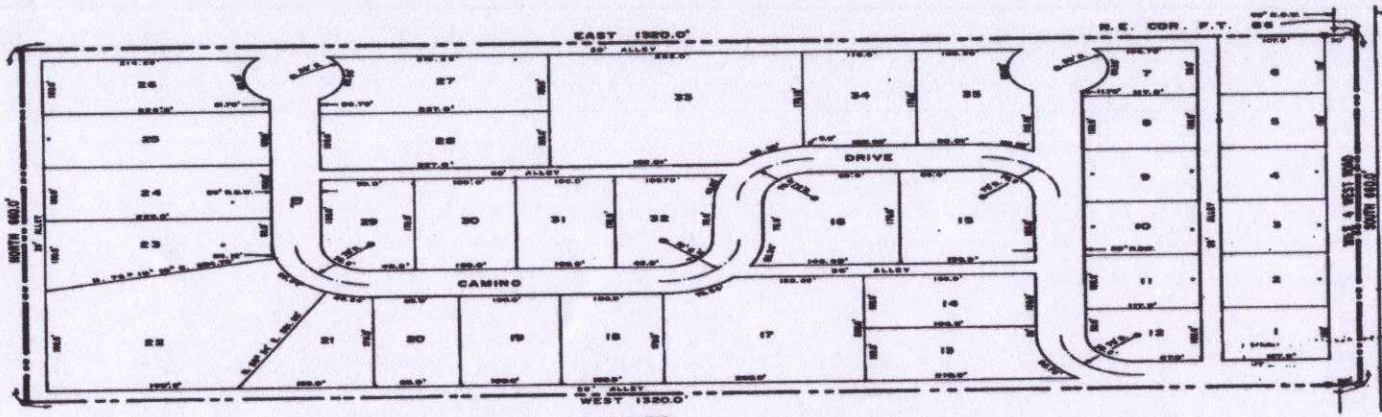
Petition

We the undersigned residents of the subdivision La Estancia Estates located on mile 10N by mile 4W in Hidalgo County Pct#1 municipality of Weslaco, Texas are requesting for the posting of signs prohibiting the parking of commercial motor vehicles in the subdivision, or on a street adjacent to the subdivision and within 1,000 feet of the property line of residence.

This petition is in accordance to section 5,545.307 as per overnight parking of commercial motor vehicles in or near residential subdivisions.

Enclose please find information pertaining to such law as per the guide lines of TXDOT.

Mona Rodriguez	1401 El Camino Dr	968 8234
Lorisa C. Hernandez	1109 El Camino Dr.	424-6091
Adan Cadena	4505 N mile 4 west	463-5497
Pedro Galvez	1417 EL CAMINO DR.	973-8097
	1421 El Camino Dr.	854-4853
Maria Julia Soto	1323 El Camino Dr.	854. 8039
Miguel Cantu	1317 El Camino Dr	969-8781
Cesar Vela	1601 EL CAMINO Dr.	908-4032
Viviana Vela	1517 EL CAMINO Dr	(773) 837-5522



"LA ESTANCIA ESTATES"

BEING A 20.00 ACRE TRACT OF LAND OUT OF FARM TRACT 68, BLOCK 148, WEST TRACT SUBDIVISION, LLANO GRANDE GRANT, HIDALGO COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING THE NORTHEAST CORNER OF F.T. 68, BLOCK 148, FOR THE NORTHEAST CORNER OF THIS TRACT OF LAND, THENCE SOUTH ALONG THE EAST LINE OF SAID FARM TRACT, THE CENTERLINE OF MILE 4 WEST 660.0 FEET TO A POINT FOR THE SOUTHEAST CORNER.

THENCE WEST, AT 30.0 FEET A PIN FOR THE WEST RIGHT OF WAY LINE OF MILE 4 WEST ROAD AND AT 1320.0 FEET IN ALL A POINT FOR THE SOUTHWEST CORNER OF THIS TRACT.

THENCE NORTH, 660.0 FEET, TO A POINT FOR THE NORTHEAST CORNER OF THIS TRACT.

THENCE EAST ALONG THE NORTH LINE OF F.T. 68, AT 1290.0 FEET A PIN FOR THE WEST RIGHT OF WAY LINE OF MILE 4 WEST ROAD AND AT 1320.0 FEET IN ALL A POINT BEING THE NORTHEAST CORNER OF F.T. 68, THE POINT OF BEGINNING OF THIS DESCRIPTION A CONTAINING 20.00 ACRES MORE OR LESS.

LA ESTANCIA ESTATES

VACINITY MAP

State Of Texas
County Of Hidalgo

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL ENGINEER, WILLIAM R. SHEA, IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE TO THE BEST OF MY KNOWLEDGE AND ABILITY FROM INFORMATION PROVIDED TO ME BY THE BELOW SHOWN OWNER, AND I FURTHER CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

1/18/1978
DATE:

William R. Shea
REGISTERED PROFESSIONAL ENGINEER
NO. 24573

APPROVED
FOR RECORDING
Hidalgo Co. Water Improv. Dist.
By M. M. Pena
Date 3-13-78

Recorded in Book 20 Page 83
of the map records of Hidalgo
County, Texas
Charles Lu Malone
County Surveyor

State Of Texas
County Of Hidalgo

I, THE UNDERSIGNED, OWNER OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS THE LA ESTANCIA ESTATES SUBDIVISION TO HIDALGO COUNTY, TEXAS AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY APPROVE ACCEPT AND ADOPT THE ACCOMPANING MAP OF SAID SUBDIVISION, AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS ALL PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

1-17-78
DATE:

Dolp. Carl Smith & Wm. Hale
OWNERS

State Of Texas
County Of Hidalgo

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED DIMAS MARTINEZ & DARRY C. SMITH KNOWN TO ME TO BE THE PERSONS WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 19th DAY OF January, 1978

Carla D. Smith
NOTARY PUBLIC, HIDALGO COUNTY, TEXAS
CARLA D. SMITH
Notary Public, in and for
County, Texas
My Commission Expires 6-19-79

State Of Texas
County Of Hidalgo

AUTHORIZED AND APPROVED BY THE COMMISSIONERS COURT OF HIDALGO COUNTY, TEXAS IN REGULAR SESSION THIS _____ DAY OF _____, 19___.

_____
COUNTY JUDGE:

I, SANTOS SALDANA, CLERK OF THE COUNTY COURT, IN AND FOR HIDALGO COUNTY, TEXAS DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT DATED THE ____ DAY OF _____, A.D. 19___, WITH THE CERTIFICATE OF AUTHENTICATION WAS FILED FOR RECORD IN MY OFFICE ON THE ____ DAY OF _____, A.D. 19___, AT _____ O'CLOCK ___M., AND DULY RECORDED BY ME ON THE ____ DAY OF _____, A.D. 19___, AT _____ O'CLOCK ___M. IN VOLUME _____ PAGE _____ OF THE RECORDS OF HIDALGO COUNTY, TEXAS.

WITNESS MY HAND AND SEAL OF THE COUNTY COURT, AT MY OFFICE IN EDINBURG, TEXAS, THIS ____ DAY OF _____ A.D. 19___

_____
BY DEPUTY:

_____
SANTOS SALDANA: COUNTY CLERK

FILED FOR RECORD _____ O'CLOCK ___ M., THIS _____ DAY OF _____ A.D. 19___.

_____
BY DEPUTY:

_____
COUNTY CLERK:

THIS PLAT APPROVED BY HIDALGO AND CAMERON COUNTIES WATER CONTROL AND IMPROVEMENT DISTRICT NO. 9 ON THIS ____ DAY OF _____, 19___.

_____
PRESIDENT:

SUBSCRIBED BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS ____ DAY OF _____, 19___.

_____
NOTARY PUBLIC
IN AND FOR HIDALGO COUNTY, TEXAS

APPROVED FOR RECORDING
BY
COMMISSIONERS' COURT
This the 1st day of March 1978
SANTOS SALDANA, County Clerk
Hidalgo County, Texas
By Deputy

77-189

VOL 20 PAGE 83

AI-11764 **13.D.**

Nicolas Lane

CC REGULAR

Date: 10/21/2008
Submitted By: Cynthia Rios, COMM. PCT. #1
Submitted For: JC Cardenas
Department: COMM. PCT. #1
Agenda Area: Precinct #1

Information

CAPTION

Requesting approval to name a non-dedicated county road (CR 1204) located on Mile 16 North to the West side of FM 88 and to the South of Mile 16 North, NICOLAS LANE for 9-1-1 purposes only.

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:**
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

This item does not require funding; no fiscal impact.

Attachments

Link: Nicolas Lane

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/16/2008 07:50 AM	APRV
2	Ivan Cantu	Ivan Cantu	10/16/2008 07:57 AM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 10:06 AM	APRV
4	Purchasing Department	Marty Salazar	10/16/2008 02:19 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:03 AM	APRV

Form Started By: Cynthia Rios — Started On: 10/15/2008 04:58 PM

Final Approval Date: 10/17/2008

(3-3-08)

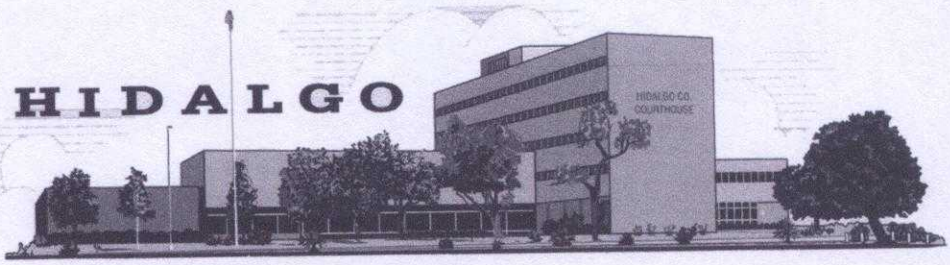
PEITION

We the under signed residence of Fm88 & mile 16 w. 1st. Dirt road off of mile 16. Request that the street be made a public street, and be named Nicolas Lane.

1. ELISA GARCIA
2. Edilberto Fuentes
3. Amelia Fuentes
4. Elsa D. Gonzalez
5. Norberto Fuentes
6. Laura Fuentes
7. Andres A Besiga
8. Belinda F. Cordova
9. Elsa Gonza
10. David Villarreal
11. Jesus Villarreal
12.
13.
14.
15.
16.
17.
18.
19.
20.
21.
22.
23.
24.
25.
26.

For More information
Please Call
Mrs. Amelia Fuentes
(956) 647-2625

COUNTY of HIDALGO



SYLVIA S. HANDY
County Commissioner, Pct. 1
1902 Joe Stephens Ave.
Weslaco, TX 78596
(956) 968-8733

PETITION TO NAME A RURAL ROAD

WE THE RESIDENTS OF CR 1204 ARE REQUESTING TO NAME A NON-DEDICATED COUNTY ROAD LOCATED ON MILE 16 NORTH, TO THE WEST SIDE OF FARM TO MARKET 88 AND TO THE SOUTH OF MILE 16 NORTH FOR THE SOLE PURPOSE OF 9-1-1ONLY AS:

NICOLAS LANE

(SEE ATTACHED)

THE COUNTY OF HIDALGO TEXAS

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AI-11782 **13.E.**

Pct. 1 - Drainage Improvement Project
CC REGULAR

Date: 10/21/2008
Submitted By: Damaris San Miguel, BUDGET & MANAGEMENT
Submitted For: Comm. Sylvia S. Handy
Department: BUDGET & MANAGEMENT
Agenda Area: Precinct #1

Information

CAPTION

Pct. No. 1- Drainage Improvement Project:
1. Approval to create the following thirteen (13) new regular full time positions to be funded from Pct. 1 2008 C.O. Series allocation:

Slot #	Position Title	Budgeted Salary	Civil Service
0001	Director of Operations	$ 65,000.00	E
0002	Construction Manager	$ 48,500.00	E
0003	Assistant Construction Manager	$ 45,000.00	E
0004	Excavator - Heavy Equipment Operator	$ 38,500.00	NE
0005	Excavator - Heavy Equipment Operator	$ 38,500.00	NE
0006	Backhoe - Heavy Equipment Operator	$ 29,500.00	NE
0007	Backhoe - Heavy Equipment Operator	$ 29,500.00	NE
0008	Bulldozer - Heavy Equipment Operator	$ 29,500.00	NE
0009	Pipe Layer/Fitter	$ 25,000.00	NE
0010	Pipe Layer/Fitter	$ 25,000.00	NE
0011	Laborer - Drainage/Construction	$ 20,00.00	NE
0012	Laborer - Drainage/Construction	$ 20,00.00	NE
0013	Drafting Technician II	$ 35,00.00	NE

2. Approval of salary schedule.

BACKGROUND

Fiscal Impact

Attachments

Link: Fiscal Note
Link: Salary Schedule
Link: PARF - 0001
Link: PARF - 0002
Link: PARF - 0003
Link: PARF - 0004 & 0005
Link: PARF - 0006 & 0007

Link: PARF - 0008
Link: PARF - 0009 & 0010
Link: PARF - 0011 & 0012
Link: PARF - 00013

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Damaris San Miguel (Originator)	Damaris San Miguel	10/17/2008 04:49 PM	APRV
2	Rosalinda Cantu		10/17/2008 06:10 PM	NEW

Form Started By: Damaris San Miguel Started On: 10/16/2008 04:30 PM

Final Approval Date: 10/17/2008

Hidalgo County Budget Office
FISCAL NOTE

•Fiscal notes are prepared by the Budget Office to present the budgetary impact of requests by departments/offices or of new proposals that were not approved during the budget process.

To: Commissioners' Court
From: Valde Guerra, Budget Officer
CC Date: Tuesday, October 21, 2008

Agenda Item: AI - 11782

Summary of request/proposal: Pct. 1 is requesting approval to create twelve (12) regular full time new positions for the Drainage Improvement Project as follows:

Fund	Position	Slot#	Obj	Current Budgeted Salary	Salary Requested	Total Adjustment Requested
	Director of Operations	0013	113	0.00	65,000.00	65,000.00
	Construction Manager	0001	113	0.00	48,500.00	48,500.00
	Assistant Construction Mgr	0002	113	0.00	45,000.00	45,000.00
	Excavator - Heavy Eqp. Oper.	0003	113	0.00	38,500.00	38,500.00
	Excavator - Heavy Eqp. Oper.	0004	113	0.00	38,500.00	38,500.00
	Backhoe - Heavy Eqp Oper.	0005	113	0.00	29,500.00	29,500.00
	Backhoe - Heavy Eqp Oper.	0006	113	0.00	29,500.00	29,500.00
	Bulldozer - Heavy Eqp Oper.	0007	113	0.00	29,500.00	29,500.00
	Pipe Layer/Fiter - Drainage	0008	113	0.00	25,000.00	25,000.00
	Pipe Layer/Fiter - Drainage	0009	113	0.00	25,000.00	25,000.00
	Laborer - Drainage/Constr.	0010	113	0.00	20,000.00	20,000.00
	Laborer - Drainage/Constr.	0011	113	0.00	20,000.00	20,000.00
	Drafting Technician II	0012	113	0.00	35,000.00	35,000.00
	Total:			0.00	449,000.00	449,000.00

Budgetary Impact:

INCREASE/DECREASE ACCOUNT NUMBER		ACCOUNT (OBJECT) NAME		AMOUNT
8-xxxx-xxx-xx-121-xxx-0	113	New	PERM F/T EMPLOYEES	90,828.24
8-xxxx-xxx-xx-121-xxx-0	211	New	HEALTH INSURANCE	10,950.42
8-xxxx-xxx-xx-121-xxx-0	212	New	LIFE INSURANCE	70.98
8-xxxx-xxx-xx-121-xxx-0	220	New	FICA	6,948.36
8-xxxx-xxx-xx-121-xxx-0	230	New	RETIREMENT	7,974.72
8-xxxx-xxx-xx-121-xxx-0	250	New	UNEMPLOYMENT COMP	454.14
8-xxxx-xxx-xx-121-xxx-0	260	New	WORKER'S COMP	89.65
			2008 Budgetary Impact	117,316.51

2009 Budgetary Impact: $ 579,942.00

Possible Funding Sources: Pct. 1 - 2008 CO Series

Budget Office Recommendation:

HIDALGO COUNTY
COMMISSIONER COURT
2008 SALARY SCHEDULE

8-XXXX-XXX-XX-121-XXX-0
Pct. 1 Drainage Improvement Project

AI-11782

Slot #	Obj Code	POSITION TITLE	2007 BUDGETED SALARY	2008 ADJUSTED SALARY	2008 BASE SALARY	% Inc.	AMOUNT INCREASE	OTHER INCREASE	2008 BUDGETED SALARY APPROVED	2008 ACTUAL SALARY	Other Allowances					2008 ACTUAL TOTAL COMPENSATION
											Longevity 115	Interpet. 116	Supplem. 117	Auto A. 118	Clothing 119	
0001	113	DIRECTOR OF OPERATIONS	0.00	65,000.00	65,000.00	0.00%	0.00	0.00	65,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0002	113	CONSTRUCTION MANAGER	0.00	48,500.00	48,500.00	0.00%	0.00	0.00	48,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0003	113	ASSISTANT CONSTRUCTION MANAGER	0.00	45,000.00	45,000.00	0.00%	0.00	0.00	45,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0004	113	EXCAVATOR - HEAVY EQUIPMENT OPERATOR	0.00	38,500.00	38,500.00	0.00%	0.00	0.00	38,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0005	113	EXCAVATOR - HEAVY EQUIPMENT OPERATOR	0.00	38,500.00	38,500.00	0.00%	0.00	0.00	38,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0006	113	BACKHOE - HEAVY EQUIPMENT OPERATOR	0.00	29,500.00	29,500.00	0.00%	0.00	0.00	29,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0007	113	BACKHOE - HEAVY EQUIPMENT OPERATOR	0.00	29,500.00	29,500.00	0.00%	0.00	0.00	29,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0008	113	BULLDOZER - HEAVY EQUIPMENT OPERATOR	0.00	29,500.00	29,500.00	0.00%	0.00	0.00	29,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0009	113	PIPE LAYER/FITTER - DRAINAGE	0.00	25,000.00	25,000.00	0.00%	0.00	0.00	25,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0010	113	PIPE LAYER/FITTER - DRAINAGE	0.00	25,000.00	25,000.00	0.00%	0.00	0.00	25,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0011	113	LABORER - DRAINAGE/CONSTRUCTION	0.00	20,000.00	20,000.00	0.00%	0.00	0.00	20,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0012	113	LABORER - DRAINAGE/CONSTRUCTION	0.00	20,000.00	20,000.00	0.00%	0.00	0.00	20,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0013	113	DRAFTING TECHNICIAN II	0.00	35,000.00	35,000.00	0.00%	0.00	0.00	35,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		TOTAL	$0.00	$449,000.00	$449,000.00		$0.00	$0.00	$449,000.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00

NEW PROPOSED POSITIONS SLOTS 0001 THRU 0013 PENDING CC APPROVAL.

HIDALGO COUNTY
Personnel Adjustment Request Form

DEPARTMENT NAME/NUMBER: Pct. 1 Drainage Improvement Project **DATE:** 10/17/2008

CURRENT POSITION TITLE: **CURRENT SLOT. #:** 0001

REQUESTED POSITION TITLE: Director of Operations
(For new positions or reclassifications)

REQUEST FOR:

☑ New Position ☐ Temporary Position ☐ Position Reclassification* ☐ Other _____

*Civil Service Positions are submitted to the Civil Service Commission.

POSITION SALARY REQUEST:

Salary Amount: **$** 0.00 (Current Budgeted Salary) **$** 65,000.00 (Proposed Budgeted Salary) **$** 65,000.00 (Net Change)

Position to be funded from one of the following:

☐ Current Department Budget ☐ Annual Budget Cycle ☐ Will Require Additional Funds

☑ Other 2008 C.O. Series - Pct. 1 Drainage Improvement Project

POSITION Type:

Full Time Employee Object 113 ☑ Part Time Employee Object 114 ☐

Full Time Temporary Object 121 ☐ Part Time Temporary Object 122 ☐

$ _____ Enter hourly rate for temp. positions

Hourly Rate * 2,080 hrs. per year = Annual Salary

TEMPORARY POSITIONS:

Start Date	End Date	Working Days & Hours	Hours Per Week	Duration (2 weeks, 3 months, etc.)

CIVIL SERVICE:		FLSA:	
Exempt	☑	Exempt	☐
Non-Exempt	☐	Non-Exempt	☑
N/A	☐		

JUSTIFICATION/PRIORITY: (Explain why this position or adjustment request is essential)

Pct. 1 Drainage Improvement Project

NEW POSITION: Brief job description and attach a copy of the new job description.

Manage the construction, reconstruction and/or renovation of drainage system in Pct. 1

POSITION RECLASIFICATION: Explain change and /or increase in duties and responsibility. (Attach new job description)

COMMENTS: (Any comments you wish to make regarding this request)

HUMAN RESOURCES: Classification and Salary Recommendation

BUDGET & MANAGEMENT: Classification and Salary Recommendation

1.	DEPARTMENT HEAD	DATE	FUNDING AVAILABLE IN DEPT. BUDGET	☐ YES	☐ NO
2.	HUMAN RESOURCES DIRECTOR	DATE	PERSONNEL PROCEDURES COMPLETED	☐ YES	☐ NO
3.	DEPARTMENT OF BUDGET & MANAGEMENT	DATE	BUDGET PROCEDURES COMPLETED	☐ YES	☐ NO
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Exempt	☑	Exempt	☐
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Salary Amount: **$** 0.00 (Current Budgeted Salary) **$** 65,000.00 (Proposed Budgeted Salary) **$** 65,000.00 (Net Change)

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Exempt	☑	Exempt	☐
Non-Exempt	☐	Non-Exempt	☑
N/A	☐		

JUSTIFICATION/PRIORITY: (Explain why this position or adjustment request is essential)

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AI-11784 **13.F.**

Creating a TIF Zone in Alamo
CC REGULAR

Date: 11/04/2008
Submitted By: Mary Ybarra, COMM. PCT. #1
Department: COMM. PCT. #1
Agenda Area: Precinct #1

Information

CAPTION

1. Receive a formal presentation from the City of Alamo as required by Section 311.003 (f) Texas Tax Code relating to the creation of the Tax Reinvestment Zone No. 1

2. Allow the City of Alamo a waiver of the sixty (60) day notice requirement of the public hearing required for their creation of "Proposed Tax Increment Reinvestment Zone (TIRZ) No. 1, City of Alamo" under Section 311.003 of the Texas Tax Code and authorize County Judge to sign.

3. Appoint a representative on behalf of Hidalgo County to meet with the governing body of the City of Alamo concerning "Proposed Tax Increment Reinvestment Zone (TIRZ) No. 1, City of Alamo.

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:**
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:
No fiscal impact.

Attachments

No file(s) attached.

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 07:45 AM	APRV
2	Erika Reyna	Erika Reyna	10/17/2008 01:55 PM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW
Form Started By: Mary Ybarra			Started On: 10/16/2008 04:34 PM	
Final Approval Date: 10/17/2008				

AI-11790 **13.G.**

2008 interfund transfer for TXDOT PRJ-MILE 2 WEST-MILE12-US83-ROW

CC REGULAR

Date: 10/21/2008
Submitted By: Dale Kennan, BUDGET & MANAGEMENT
Submitted For: Precinct 1 TXDOT Project
Department: BUDGET & MANAGEMENT
Agenda Area: Precinct #1

Information

CAPTION

Approval of 2008 interfund transfer from Right of Way (1200) to TXDOT Mile 2 West Project (1315) in the amount of $200,000.00 for additional right of way.

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:** ROW to TXDOT
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

From 8-1200-431-00-260-001-0-711 to 8-1315-431-00-121-040-0-711 in the amount of $200,000.00. Available balance is $585,776.00 as of 10/17/08.

Attachments

Link: 2008 Interfund for TXDOT

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 10:12 AM	APRV
2	Veronica Lopez	Veronica Lopez	10/17/2008 10:24 AM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Dale Kennan — Started On: 10/17/2008 08:05 AM

Final Approval Date: 10/17/2008

DATE: October 17, 2008

2008
Transfer

DEPARTMENT HEAD: Valde Guerra

DEPARTMENT NAME: Department of Budget & Management for the TXDOT PRJ-MILE 2 WEST- MILE12-US83-ROW (1315)

ACCOUNT NUMBER: 8-1200-431-00-260-001-0-711
8-1315-431-00-121-040-0-711

Contact Person: Dale Kennan **Ph#:** (956) 292-7025 Ext. 5406

SUBJECT: **Interfund transfer(s)** (increase (decrease)) in accordance with Local Government Code, Chapter 111, § 111.070, Item C (2).

Honorable Commissioners' Court of Hidalgo County:

I would like to request the following Interfund transfer(s) (increase (decrease)) in accordance with Local Government Code, Chapter 111, § 111.070, Item C (2).

ACCOUNT NUMBER	ACCOUNT NAME	INCREASE (DECREASE) AMOUNT
8-1200-431-00-260-001-0-711	R-O-W DEPT-ROW	(200,000.00)
8-1200-491-01-000-315-0-891	TRANSFERS OUT-TXDOT PROJECTS	200,000.00
8-1315-391-01-000-200-0-000	TRANSFERS IN-R&B COUNTY WIDE	200,000.00
8-1315-431-00-121-040-0-711	TXDOT PRJ-MILE 2 WEST- MILE12-US83-ROW	200,000.00
	TOTAL BUDGET INCREASE (DECREASE) 1200	0.00
	TOTAL BUDGET INCREASE (DECREASE) 1315	200,000.00

REASON: **To aquire additional funding as needed for the TXDOT PRJ-MILE 2 WEST- MILE12-US83-ROW (1315) in the amount of $200000.**

DEPARTMENT HEAD SIGNATURE

APPROVED COMMISSIONERS' COURT

/ /
DATE

ATTEST COUNTY CLERK

AI-11719 **14.A.**

Construction of Resevoir-McAllen (Pct.2 area)
CC REGULAR

Date: 10/21/2008
Submitted By: Monica Badillo, BUDGET & MANAGEMENT
Submitted For: Comm. Palacios
Department: BUDGET & MANAGEMENT
Agenda Area: Precinct #2

Information

CAPTION

Request approval for the Development Corporation of McAllen, Inc. to construct a reservoir within Hidalgo County and outside of the city limits of McAllen, Texas.

BACKGROUND

This item was on the 9/30/08 agenda (n/a was taken).
Commissioner Palacios has met with City of McAllen and is ready to proceed. -- mb

Fiscal Impact

FISCAL YEAR: **ACCT. #:**
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

No fiscal impact to the county as per the Deputy City Manager of Mcallen, Brent Branham.

Attachments

Link: letter
Link: Reservoir Site

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management		10/17/2008 10:02 AM	PEND
2	Dale Kennan	Dale Kennan	10/16/2008 09:53 AM	APRV
3	Auditor's Office	Linda Fong	10/16/2008 10:08 AM	APRV
4	Purchasing Department	Marty Salazar	10/16/2008 12:14 PM	APRV
5	Court Administrator (Originator)	Monica Badillo	10/17/2008 10:02 AM	APRV

Form Started By: Monica Badillo — Started On: 10/15/2008 11:29 AM

Final Approval Date: 10/17/2008

City of McAllen

RICHARD F. CORTEZ, Mayor
MARCUS C. BARRERA, Mayor Pro-Tem and Commissioner District 2
SCOTT CRANE, Commissioner District 1
HILDA SALINAS, Commissioner District 3
AIDA RAMIREZ, Commissioner District 4
JOHN J. INGRAM, Commissioner District 5
JIM DARLING, Commissioner District 6

MIKE R. PEREZ, City Manager

September 18, 2008

RECEIVED
SEP 19 2007
COUNTY JUDGE

J.D. Salinas III
Hidalgo County Judge
P.O. Box 1356
Edinburg, Texas 78540

RE: Relocation of Boeye Reservoir

Dear Judge Salinas:

The City of McAllen, Texas is in the planning and design stages for relocation of the existing Boeye raw water Reservoir to a new site currently outside the McAllen city limits. The legal description for the 120 acre site is a portion of Lots 4, 5, and 6, Section 5, Hidalgo Canal Company.

The project is proposed to be funded by the Water Assistance Fund (WAF) D fund project No. 21621 from the Texas Water Development Board, the Development Corporation of McAllen, Inc., and a Department of Interior Water 2025 Challenge grant.

The total cost of the project is estimated to be $19,422,060 and would be completed over the next four years. The Consulting Engineer is Mr. Alan Booe, P.E. of Melden & Hunt. The site is currently owned by the City of McAllen and is not located within the city limits of McAllen.

The Development Corporation of McAllen, Inc. plans to consider this project for approval at its meeting of October 20, 2008. Section 23 (a) 1 of the Development Corporation Act provides that an economic development corporation may undertake projects outside of the city limits with permission of the governing body that has jurisdiction over the property.

Please use this letter as an official request from the Development Corporation of McAllen, Inc. for permission by the Hidalgo County Commissioner's Court to expend funds for this project within Hidalgo County. We would like approval by the County prior to Monday, October 20, 2008.

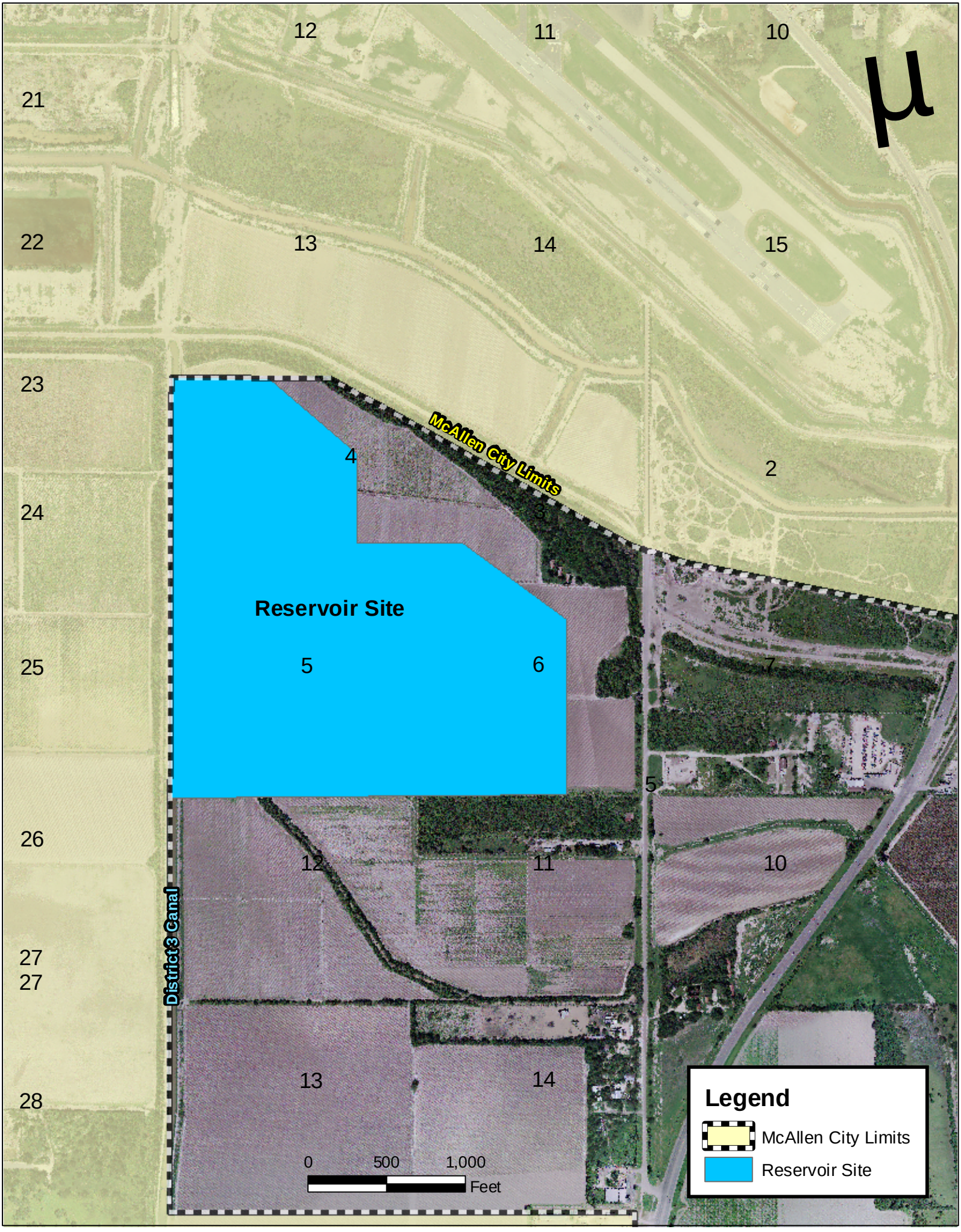
Please let me or Deputy City Manager Brent Branham know the date of the County meeting for this proposed approval, or if you need additional information for this request by calling (956) 681-1005.

Sincerely,

Mike R. Perez
City Manager & Executive Director of Development Corporation of McAllen, Inc.

cc: Mayor & City Commission
Roel Rodriguez, Assistant City Manager/Public Utilities Director
Kevin Pagan, City Attorney

Encls.: Site Map


12
11
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23
McAllen City Limits
4
3
2
24
Reservoir Site
5
6
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District 3 Canal
27
27
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14
28
0
500
1,000
Feet
Legend
McAllen City Limits
Reservoir Site

AI-11702 **15.A.**

Pct #3 Appropriation of Funds
CC REGULAR

Date: 10/21/2008
Submitted By: Norma Ceballos, COMM. PCT. #3
Department: COMM. PCT. #3
Agenda Area: Precinct #3

Information

CAPTION

Approval of 2008 appropriation of funds into Precinct #3 Road & Bridge fund (1203) in the amount of $75,000.00.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:**
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding available as of 10/16/08.

Attachments

Link: BA

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/14/2008 04:06 PM	APRV
2	Erika Reyna	Erika Reyna	10/16/2008 01:54 PM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW
Form Started By: Norma Ceballos			Started On: 10/14/2008 03:29 PM	
Final Approval Date: 10/17/2008				

DATE: October 21, 2008

DEPARTMENT HEAD: Commissioner Joe Flores - Pct. No. 3

DEPARTMENT NAME: Pct. No. 3 - R&B Fund (#1203)

ACCOUNT NUMBER: 8-1203-431-00-123-005-0-

SUBJECT: Budget Amendments (Increases) in Accordance with Local Government Code, Chapter 111, Subchapter C

Honorable Commissioners' Court of Hidalgo County:

I would like to request the following amendments (increases) to my department budget in accordance with Local Government Code, Chapter 111, Subchapter C.

INCREASE OBJECT	ACCOUNT (OBJECT) NAME	AMOUNT
8 1203 431 00 123 005 0 626	P/U Rd Gasoline/Diesel	75,000.00
TOTAL BUDGET INCREASE -FUND 1100		75,000.00

REASON: Expected expenses. Fuel

DEPARTMENT HEAD SIGNATURE

APPROVED COMMISSIONERS' COURT

____/____/____
DATE

ATTEST COUNTY CLERK

AI-11723 **16.A.**

Cell Phone Replacement
CC REGULAR

Date: 10/21/2008
Submitted By: Griselda Salazar, IT DEPARTMENT
Submitted For: Renan Ramirez
Department: IT DEPARTMENT
Agenda Area: Precinct #4

Information

CAPTION

Pursuant to Hidalgo County Telephone Policy, presentation for consideration, acceptance and approval of Cellular Request Form (for replacement of stolen equipment) for the following elected official(s), department head(s), program director(s) and employee(s):

Department Name:	Name of Employee:	Equipment Type:	One Time Equipment Cost:
Commissioner Pct. 4	Juan M. Carranza	IC 502	$50.00

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1204-431-00-124-007-0-664
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available balance as of 10-16-08 $6,044.98

Attachments

Link: Cell Phone Replacement

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/15/2008 01:42 PM	APRV
2	Manuel Chapa	Manuel Chapa	10/16/2008 02:21 PM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Griselda Salazar — Started On: 10/15/2008 01:32 PM

Final Approval Date: 10/17/2008

CELLULAR PHONE REQUEST FORM
HIDALGO COUNTY, TEXAS

(1) Type of Request:

☐ Phone and service (NEW)
☒ Phone and service (Porting/Existing number: 956-279-5613)
☐ Plan change
☐ User Name Change
☐ Delete Service
☒ Other Replacement

(2) Requesting employee/position: Juan Manuel Carranza, Chief Admin.

Employee ID #: 000752 Office: _____ **Budget Acct. #:** 8-1204-431-00-124-007-664

(3) Type of duties:

☒ Offsite duties ☒ On-call duties ☐ Law Enforcement ☒ Emergency Response ☐ Other: _____

(4) Describe how cell phone will be used: Employee is on 24/7 call

(5) Anticipated usage in minutes per month (check only one):

Sprint	☐ Other	☒ BE1000	☐ Data Plan	☒ Equipment Type	☒ Equipment Cost
Plan Cost	$ ____	$55.00	$55.00	IC502	$ 50.00

(6) Will phone be used outside of the County of Hidalgo No. If yes indicate where and how frequently

(7) Cell phones come with desktop charger. Additional accessories needed:

Car charger x Carrying case x Extra battery _____ Other: _____

(8) If requesting a different model or make of cell phone than is supplied under the current contract indicate justification for additional expense

Requesting same phone as the one that was lost.

Department Head / Elected Official

↑ Signature ↑	↑ Print Name ↑	↑ Date Signed ↑
O. L. Garza Jr. BAR	Oscar L. Garza, Jr	10/15/08

APPROVED BY HIDALGO COUNTY COMMISSIONERS' COURT

APPROVAL DATE : _____

For multiple phone requests, please continue on the following page.
V5 – modified 3/12/2008

AI-11778 **16.B.**

Request for new position (Drainage Improvement Project)
CC REGULAR

Date: 10/21/2008
Submitted By: Rosie Cantu, BUDGET & MANAGEMENT
Submitted For: Commissioner Precinct No. 4
Department: BUDGET & MANAGEMENT
Agenda Area: Precinct #4

Information

CAPTION

Precinct No. 4- Drainage Improvement Project
1. Approval to create one (1) new permanent full-time Drafting Technician II position, slot no. 124-037-0012 budgeted at $35,000.00 per year.
2. Approval of revised salary schedule.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1204-431-00-124-037-0-XXX
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:
2008 C.O.'s

Attachments

Link: Job Description
Link: PAR
Link: fiscal note
Link: Revised Salary Schedule

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Rosalinda Cantu (Originator)	Rosie Cantu	10/16/2008 05:08 PM	APRV
2	Budget & Management	Veronica Lopez	10/17/2008 07:43 AM	APRV
3	Manuel Chapa	Monica Badillo	10/17/2008 02:52 PM	APRV
4	Budget & Management	Veronica Lopez	10/17/2008 03:55 PM	APRV
5	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Rosie Cantu Started On: 10/16/2008 04:05 PM

Final Approval Date: 10/17/2008

DRAFTING TECHNICIAN II

GENERAL DESCRIPTION

Performs advanced and/or supervisory (senior-level) drafting work. Work involves planning, organizing, and reviewing work projects; compiling and organizing engineering and drafting data; designing structures; and tracing, inking, and detailing plans, structures, or maps. May plan, assign, and/or supervise the work of others. Works under minimal supervision with considerable latitude for the use of initiative and independent judgment.

EXAMPLES OF WORK PERFORMED

Plans, organizes, and reviews work projects.

Designs structures and recommends design changes.

Prepares plans, specifications, estimates, and detailed drawings from field notes, instructions, original plans, proposed changes, diagrams, and other data.

Prepares preliminary and final quantity estimates.

Draws plans and maps by hand or with computer-aided graphics and revises or posts information to them.

Assembles construction information and details for plans, calculates vertical and horizontal curves, and plots preliminary and final cross sections.

Checks calculations, shop drawings, and submittals by contractors for pay estimates or conformance to plans and specifications.

Assists in preparing reports requiring maps, charts, and sketches.

May plan, assign, and/or supervise the work of others.

Performs related work as assigned.

GENERAL QUALIFICATION GUIDELINES

Experience and Education

Experience in drafting work. Graduation from a standard senior high school or equivalent—supplemented by courses in drafting, architectural or mechanical drawing, and mathematics—is generally preferred. Experience and education may be substituted for one another.

Knowledge, Skills, and Abilities

Knowledge of drafting principles, techniques, and procedures; of algebra, geometry, and trigonometry; of engineering and surveying principles; and of building construction methods and components.

Skill in the use of drafting and lettering instruments and in the operation of computer graphics equipment.

Ability to oversee the timely completion of projects; to draft plans and drawings; to interpret field notes, sketches, plans, or specifications; to make mathematical calculations; to check drawings, computations,

plans, estimates, design details, or specifications for accuracy; to analyze and solve drafting and design problems; and to plan, assign, and/or supervise the work of others.

Knowledge, Skills, and Abilities

Knowledge of drafting principles, techniques, and procedures; of algebra, geometry, and trigonometry; of engineering and surveying principles; and of building construction methods and components.

Skill in the use of drafting and lettering instruments and in the operation of computer graphics equipment.

Ability to draft plans and drawings; to interpret field notes, sketches, plans, or specifications; to make mathematical calculations; to check drawings, computations, plans, estimates, design details, or specifications for accuracy; to analyze and solve drafting and design problems; and to train others.

HIDALGO COUNTY
Personnel Adjustment Request Form

DEPARTMENT NAME/NUMBER: Hidalgo County Precinct #4 - Drainage Improvement Project **DATE:** 10/16/2008

CURRENT POSITION TITLE: **CURRENT SLOT. #:** 124-037-0012

REQUESTED POSITION TITLE: Drafting Technician II
(For new positions or reclassifications)

REQUEST FOR:

☑ New Position ☐ Temporary Position ☐ Position Reclassification* ☐ Other _____

*Civil Service Positions are submitted to the Civil Service Commission.

POSITION SALARY REQUEST:

Salary Amount: $ -0- (Current Budgeted Salary) $ 35,000.00 (Proposed Budgeted Salary) $ -0- (Net Change)

Position to be funded from one of the following:

☐ Current Department Budget ☐ Annual Budget Cycle ☑ Will Require Additional Funds

☑ Other 8-1204-431-00-124-037-0-XXX- Drainage Improvement Project (2008 C.O.'s)

POSITION Type:

Full Time Employee Object 113 ✓ Part Time Employee Object 114 ☐

Full Time Temporary Object 121 ☐ Part Time Temporary Object 122 ☐ $ _____ Enter hourly rate for temp. positions

Hourly Rate * 2,080 hrs. per year = Annual Salary

TEMPORARY POSITIONS:

Start Date	End Date	Working Days & Hours	Hours Per Week	Duration (2 weeks, 3 months, etc.)

CIVIL SERVICE:		FLSA:	
Exempt	☐	Exempt	☐
Non-Exempt	✓	Non-Exempt	✓
N/A	☐		

JUSTIFICATION/PRIORITY: (Explain why this position or adjustment request is essential)

Position required as part of the newly created department approved by Commissioners Court on 10/07/2008

Post-it® Fax Note 7671

To Rosie		Date	# of pages ▶
Co./Dept. Budget		From	
Phone #		Co.	
Fax # 292-7035	292-	Phone #	
		Fax #	

NEW POSITION: Brief job description and attach a copy of the new job description.

Drafting technician - See attached job description.

POSITION RECLASIFICATION: Explain change and /or increase in duties and responsibility. (Attach new job description)

ADDITIONAL DUTIES: Explain reason for additional duties and attach list of additional duties.

COMMENTS: (Any comments you wish to make regarding this request)

HUMAN RESOURCES: Classification and Salary Recommendation

BUDGET & MANAGEMENT: Classification and Salary Recommendation

1.	DEPARTMENT HEAD	10/16/2008 DATE	FUNDING AVAILABLE IN DEPT. BUDGET	☐ YES	☐ NO
2.	HUMAN RESOURCES DIRECTOR	10/17/2008 DATE	PERSONNEL PROCEDURES COMPLETED	☑ YES	☐ NO
3.	DEPARTMENT OF BUDGET & MANAGEMENT	10/17/2008 DATE	BUDGET PROCEDURES COMPLETED	☑ YES	☐ NO
4.	COMMISSIONERS COURT APPROVAL	DATE			

Hidalgo County Budget Office
FISCAL NOTE

•Fiscal notes are prepared by the Budget Office to present the budgetary impact of requests by departments/offices or of new proposals that were not approved during the budget process.

To: Commissioner' Court
From: Valde Guerra, Budget Officer
CC Date: Tuesday, October 21, 2008

Agenda Item: 11778

Summary of request/proposal: The Commissioner Precinct No. 4 is requesting approval to create one (1) new permanent full-time Drafting Technician II position, slot no. 124-037-0012 budgeted at $35,000.00 per year.

Fund	Position	Slot#	Obj	Current Budgeted Salary	Adjustment Requested	Total Salary Requested
1204	DRAFTING TECHNICIAN II	0012	113	$0.00	$35,000.00	$35,000.00
						$0.00
						35,000.00

Budgetary Impact:

INCREASE/DECREASE ACCOUNT NUMBER		ACCOUNT (OBJECT) NAME		AMOUNT
8-1204-431-00-124-037-0-	113	Pct. #4 DRAIN. IMPRO. PROJECT-	PERM F/T EMPLOYEES	6,946.56
8-1204-431-00-124-037-0-	211	Pct. #4 DRAIN. IMPRO. PROJECT-	HEALTH INSURANCE	826.44
8-1204-431-00-124-037-0-	212	Pct. #4 DRAIN. IMPRO. PROJECT-	LIFE INSURANCE	6.55
8-1204-431-00-124-037-0-	220	Pct. #4 DRAIN. IMPRO. PROJECT-	FICA	531.41
8-1204-431-00-124-037-0-	230	Pct. #4 DRAIN. IMPRO. PROJECT-	RETIREMENT	609.91
8-1204-431-00-124-037-0-	250	Pct. #4 DRAIN. IMPRO. PROJECT-	UNEMPLOYMENT COMP	34.73
8-1204-431-00-124-037-0-	260	Pct. #4 DRAIN. IMPRO. PROJECT-	WORKER'S COMP	29.18
			2008 Budgetary Impact	8,984.78

2009 Budgetary Impact: $42,269.50

Possible Funding Sources: 2008 C.O.'s

Budget Office Recommendation:

HIDALGO COUNTY
COMMISSIONER COURT
2008 SALARY SCHEDULE

8-1204-431-00-124-037-0
Pct. 4 Drainage Improvement Project

AI-11778

Slot #	Obj Code	POSITION TITLE	2007 BUDGETED SALARY	2008 ADJUSTED SALARY	2008 BASE SALARY	% Inc.	AMOUNT INCREASE	OTHER INCREASE	2008 BUDGETED SALARY APPROVED	2008 ACTUAL SALARY	Other Allowances					2008 ACTUAL TOTAL COMPENSATION
											Longevity 115	Interpet. 116	Supplem. 117	Auto A. 118	Clothing 119	
0001	113	DIRECTOR OF CONSTRUCTION	0.00	48,500.00	48,500.00	0.00%	0.00	0.00	48,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0002	113	ASSISTANT DIRECTOR OF CONSTRUCTION	0.00	45,000.00	45,000.00	0.00%	0.00	0.00	45,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0003	113	EXCAVATOR - HEAVY EQUIPMENT OPERATOR	0.00	38,500.00	38,500.00	0.00%	0.00	0.00	38,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0004	113	EXCAVATOR - HEAVY EQUIPMENT OPERATOR	0.00	38,500.00	38,500.00	0.00%	0.00	0.00	38,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0005	113	BACKHOE - HEAVY EQUIPMENT OPERATOR	0.00	29,500.00	29,500.00	0.00%	0.00	0.00	29,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0006	113	BACKHOE - HEAVY EQUIPMENT OPERATOR	0.00	29,500.00	29,500.00	0.00%	0.00	0.00	29,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0007	113	BULLDOZER - HEAVY EQUIPMENT OPERATOR	0.00	29,500.00	29,500.00	0.00%	0.00	0.00	29,500.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0008	113	PIPE LAYER/FITTER - DRAINAGE	0.00	25,000.00	25,000.00	0.00%	0.00	0.00	25,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0009	113	PIPE LAYER/FITTER - DRAINAGE	0.00	25,000.00	25,000.00	0.00%	0.00	0.00	25,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0010	113	LABORER - DRAINAGE/CONSTRUCTION	0.00	20,000.00	20,000.00	0.00%	0.00	0.00	20,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0011	113	LABORER - DRAINAGE/CONSTRUCTION	0.00	20,000.00	20,000.00	0.00%	0.00	0.00	20,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
0012	113	DRAFTING TECHNICIAN II	0.00	35,000.00	35,000.00	0.00%	0.00	0.00	35,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		TOTAL	$0.00	$349,000.00	$349,000.00		$0.00	$0.00	$349,000.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00

NEW PROPOSED POSITION SLOT 0012 PENDING CC APPROVAL.

AI-11680 **17.A.4.**

Demonstration Program Primary/Speciality Health Care Services And/Or Targeted Csae Management Services

CC REGULAR

Date: 10/21/2008
Submitted By: Vangie Garcia, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Hidalgo County

Information

CAPTION

Presentation for discussion, consideration, and approval of a request from " Community Hopes Project, Inc. d/b/a Hope Family Health Center", for Hidalgo County to accept the "revised" budget which does not exceed the original awarded amount of $174,287.00 (Commissioners Court-04/07/08) for: Demonstration Program Primary/Specialty Health Care Services and/or Targeted Case Management.

BACKGROUND

The approved budget amount does not change, their only changes were within their line items in their report.
C-07-402A-03-25.

Fiscal Impact

FISCAL YEAR: **ACCT. #:**
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

No budgetary impact. It is only for approval of the revised budget report by the requester.

Attachments

Link: ORIGINAL APPROVED BUDGET
Link: REVISED BUDGET

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/10/2008 02:19 PM	APRV
2	Budget & Management	Veronica Lopez	10/10/2008 02:59 PM	APRV
3	Manuel Chapa	Manuel Chapa	10/14/2008 01:16 PM	APRV
4	Auditor's Office	Linda Fong	10/15/2008 11:52 AM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:01 AM	APRV

Form Started By: Vangie Garcia

Started On: 10/10/2008 01:21 PM

Final Approval Date: 10/17/2008

Community Hope Projects, Inc.
dba Hope Family Health Center
Hidalgo County Demonstration Grant Project
Revised Budget Reflecting Award

BUDGET

Program Expenses	Proposed	Awarded
PA Clinical Rotation Preceptor Program	60,000	60,000
Laboratory/ Diagnostic Testing	45,000	45,000
Glucose Testing Machines & Test Strips	25,000	5,000
Stipend(s) Registered Dietitian(s)	30,000	19,287
Case Management/Supportive Counseling	40,000	45,000
Total	**200,000**	**174,287**

Evangelina Garcia

From: Mike Escaname [mike.escaname@auditor.co.hidalgo.tx.us]
Sent: Thursday, October 09, 2008 8:56 AM
To: evangelina.garcia@co.hidalgo.tx.us
Cc: Becky Luna
Subject: FW: Adjusted Budget: HOPE Clinic
Attachments: Revised Hidalgo Grant Budget 071408.pdf

Vangie,

Attached request from HOPE Clinic to amend the original budget.

As was done with the other Clinic, can you place on the CC agenda for next week, if possible.

Let me know if you have any questions.

Thanks,

Mike

Mike Escaname
Grant Accounting Supervisor
Hidalgo County Auditors Office
Edinburg, Texas 78539
(956) 318-2511 ext. 4670

-----Original Message-----
From: Dairen Sarmiento [mailto:dairen.sarmiento@hchd.org]
Sent: Tuesday, October 07, 2008 4:11 PM
To: Escaname, Mike
Subject: Fw: Adjusted Budget: HFHC

Hope Clinic has sent a revised budget.

Dairen Sarmiento,Director
County Indigent Health Care Program
Health & Human Services Department
1304 South 25th Avenue
Edinburg, Texas 78539
(956) 318-2011 extension 424
(956) 318-2019 FAX

-----Original Message-----
From: "Rebecca Ramirez" <rebecca@hopefamilyhealthcenter.org>

Sent 10/7/2008 3:51:51 PM
To: dairen.sarmiento@hchd.org
Subject: Adjusted Budget: HFHC

Dairen
Please see the attached adjusted budget form.
Thank you for your help with this!

Rebecca E. Ramirez, LMSW
Interim Executive Director/Social Worker
Hope Family Health Center
2332 Jordan Rd
McAllen, TX 78503
Phone: 956-994-3319

Community Hope Projects, Inc.
dba Hope Family Health Center
Hidalgo County Demonstration Grant Project
Revised Budget

BUDGET

Program Expenses	Initially Proposed	Initially Awarded	Requested Revision
PA Clinical Rotation Preceptor Program	60,000	60,000	50,050
Laboratory/ Diagnostic Testing	45,000	45,000	21,662
Glucose Testing Machines, Test Strips, Teaching Supplies	25,000	5,000	5,000
Stipends: Registered Dietitian/Nutritionist	30,000	19,287	27,759
Case Management/Supportive Counseling	40,000	45,000	69,816
Total	**200,000**	**174,287**	**174,287**

AI-11718 **17.A.5.**

Copier Purchase
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Hidalgo County

Information

CAPTION

275th State District Court:
A. Requesting authority for Hidalgo County to purchase (1) e-studio 281c-copier through the County's membership/participation with TASB-Buyboard's awarded vendor Office Communications/Toshiba Business Solutions contract #299-08 requisition #141291 for the 275th District Court 1 in the total amount of $6,878.90;

B. Requesting authority to enter into 12-month copier service agreement for the e-studio 281c copier machine with Toshiba Business Solutions for the 275th District Court requisition #141307 for the amount of $720.00/year. Effective: Upon approval/installation.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-412-00-005-001-0-XXX
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

8-1100-412-00-005-001-0-743 Req # 141291 in the amount of $6,878.90 as of 10-16-08
Available balance in account as of 10-16-08 $3,215.10

8-1100-412-00-005-001-0-432 Req # 141307 in the amount of $720.00 as of 10-16-08
Available balance in account as of 10-16-08 $0.00

Attachments

Link: Copier Purchase

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 12:12 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 01:31 PM	APRV
3	Veronica Lopez	Veronica Lopez	10/16/2008 02:21 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Matilde Faz

Started On: 10/15/2008 10:48 AM

Final Approval Date: 10/17/2008

Requisition

Req # 00141291

PO #

Date: 10/09/08

Regular 10/21/08 # 11718

Bill To: x
x

Vendor : 27057
OFFICE COMMUNICATIONS SYSTEMS, INC.
10231 KOTZEBUE
SAN ANTONIO TX 78217

Ship To: 275TH DISTRICT COURT
100 N. CLOSNER, 2ND FL
EDINBURG TX 78539

Contact: GINNA ALVAREZ
956-318-2270

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		BUYBOARD PRICING 299-08 DO NOT DUPLICATE ORDER		
1	EACH	ESTUDIO281C E-STUDIO 281C - COPIER	6,878.90	6,878.90
1	EACH	INSTALLATION DELIVERY/INSTALLATION,ESTUDIO 281C/351C451C		.00
1	EACH	GD1200 FAX BOARD, ESTUDIO 281C/351C/451C		.00
1	EACH	MR3018 MEMORY,UPGRADE KIT, ESTUDIO 281C/351C/451C		.00
1	EACH	STAND3511/451 STAND ESTUDIO 281C/351/C451C		.00
1	EACH	MJ1022 FINISHER		.00
1	EACH	KN3511 BRIDGE KIT		.00
1		ES281/351/451C KIT-S ES281/351/451C KIT SET UP W/SURGE PROT		.00
		Account No	Encumbrance	
		8-1100-412-00-005-001-0-743	6,878.90	
			Freight	.00
			Total	6,878.90
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

Buyboard

Authorized By: _____

Kessler # 11612 10/14/08

TOSHIBA
BUSINESS SOLUTIONS
New Mexico
Texas

SALES ORDER FORM

10231 Kotzebue
San Antonio, Texas 78217
Phone: 210.357.2600
Fax: 210.357.2630

CUSTOMER NUMBER	ORDER DATE
	10/5/2008

Sales Representative: Lee Alvarez

CUSTOMER INFORMATION

Bill to Number:				Ship to Number:			
Customer Name:	Hidalgo County 275th District Court			Customer Name:	Hidalgo County 275th District Court		
Billing Address:	100 N Closner	Address 2:		Shipping Address:	100 N Closner		
City, State:	Edinburg, Tx	Zip:	78539	City, State-Zip:	Edinburg, Tx 78539		
Phone #:	956/318-2270	Ext:	Fax #:	Phone #:	Ext:		Fax #:
Customer PO #:		Business Type:	Government	Delivery Date:	Shipping:		Terms:

MOVEMENT STATUS

- ☐ Demo Equipment
- ☐ Sale/Cash
- ☐ Machine P/U Request
- ☐ Customer Loaner
- ☐ Move Customer Equip.
- ☐ Supply
- ☐ Lease
- ☐ Rental
- ☐ Other:

Delivery Contact: Ginna Alvarez
Telephone #: 318-2270
Delivery Hours: 1-5
Stairs: Yes ____ No X

Meters: ☐ Black Beg. ____ End ____; ☐ Color Beg. ____ End ____; ☐ Scans Beg. ____ End ____

EQUIPMENT AND SUPPLIES

QTY	EQUIPMENT & ACCESSORIES	PRODUCT NUMBER	SERIAL NUMBER	UNIT PRICE	AMOUNT
1	E-Studio 281C	ESTUDIO281C		$ 6,878.90	$ 6,878.90
1	Delivery/Installation, EStudio 281C/351C451C	INSTALLATION			$ -
1	Fax Board, EStudio 281C/351C/451C	GD1200			$ -
1	Feeder, RADF, EStudio 281C/351C/451C	MR3018			$ -
1	Memory, Upgrade Kit, EStudio 281C/351C/451C	GC1231			$ -
1	Stand, EStudio 281C/351/C451C	Stand3611/451			$ -
1	Finisher	MJ1022			$ -
1	bridge kit	KN3811			$ -

QTY	SUPPLIES	PRODUCT NUMBER	SERIAL NUMBER	UNIT PRICE	AMOUNT
1	ES281/351/451C KIT SET-UP W/ SURGE PROT	ES281/351/451C KIT-S			$ -
1	service contract 60,000/yr/.01 all	color @ .085		$ 720.00	$ 720.00

REQUIRED: See Attached Premium GMA - Acceptance or Declination Signature Block Must Be Signed by Customer.

SPECIAL INSTRUCTIONS:

299-08
buyboard # ~~281-05~~

Sub Total	$ 7,598.90
Installation	
Freight	
Taxable Total	$ 7,598.90
Sales Tax	
Total Paid	$ -
Cash Paid	
Trade In Allowance	
Total	$ 7,598.90
CC Fee	

Model Trade-in: | Serial Number: | Equip. ID:

Sales Manager: Lee Alvarez | Office Branch: | Date:

Customer Name (Please Print): | Customer Name (Signature): Ginna Alvarez

Terms and Conditions

By signing this agreement, the customer acknowledges that he/she has read and understood the terms and conditions of this agreement.

1. Limited Warranty. The seller warrants that the goods to be delivered will be of the kind and quality described in this Agreement and will be free of defects in workmanship or material. Should any failure to conform to this warranty appear within ninety (90) days after the initial date of installation in the case of new goods, or thirty (30) days after the initial date of installation in the case of used or reconditioned goods, the seller at it's option, shall correct such defects by suitable repair or replacement at its own expense, upon notification thereof and substantiation that the goods have been stored, installed, maintained, and operated in accordance with the Seller's recommendations or standard industry practice. The foregoing warranty does not apply to consumable parts such as, but not limited to, drums, cleaning brushes, filters, developer, toner, heat and other tubes, pressure pads, lamps, lenses and fuses.

This warranty is exclusive and is in lieu of any warranty of merchantability, fitness for a particular purpose or other warranty of quality, whether express or implied, except of title and against patent infringement. Correction of non-conformities, in the manner and for the period of time provided above, shall constitute fulfillment of all liabilities of the Seller to the Customer with respect to, or arising out of the goods, whether based on contract, negligence, strict tort liability or otherwise.

OCT-7-2008 14:05 FROM: TO:9318286291 P.1/2

Requisition

Req # 00141307

PO #

Date: 10/09/08

Bill To: x
x

Vendor : 27057
OFFICE COMMUNICATIONS SYSTEMS, INC.
10231 KOTZEBUE
SAN ANTONIO TX 78217

Ship To: 275TH DISTRICT COURT
100 N. CLOSNER, 2ND FL
EDINBURG TX 78539

Contact: GINNA ALVAREZ
956-318-2270

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		DO NOT DUPLICATE ORDER		
1	YEAR	COLOR @ .85 SERVICE CONTRACT 60,000/YR/.01 ALL(SUPPLY INCLUSIVE ITEMS: CARTRIDGE, DRUM, TONER, ALL PARTS AND LABOR) 60,000 BLACK COPIES, 700 COLOR COPIES	720.00	720.00
		Account No	Encumbrance	
		8-1100-412-00-005-001-0-432	720.00	
			Freight	.00
			Total	720.00
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

Authorized By: _____

TOSHIBA
BUSINESS SOLUTIONS
Texas New Mexico

PREMIUM PLUS MAINTENANCE AGREEMENT

10231 Kotzebue
San Antonio, Texas 78217
Phone: 210.357.2600
Fax: 210.357.2630

CONTRACT NUMBER	EFFECTIVE DATE

Sales Representative: **Lee Alvarez**

CUSTOMER INFORMATION

Customer Name: **Hidalgo County 275th District Court**	Bill to Number:
Attention: **Ginna Alvarez**	
Address: **100 N Closner**	
Address 2:	City, State: **Edinburg, Tx** Zip: **78539**
Phone #: **956/318-2270** Ext.	Fax #: **956 318 2589**
Email:	

Customer Name: **Hidalgo County 275th District Court**	Ship to Number:
Attention: **Ginna Alvarez**	
Address: **100 N Closner**	
Address 2:	City, State-Zip: **Edinburg, Tx 78539**
Phone #: Ext.	Fax #:
Email:	

SELECT ONE: (●) This contract will begin on the date of Equipment installation. **Or** ( ) This contract will begin after a _____ - day warranty period.

EQUIPMENT COVERED BY THIS CONTRACT (Attach list if necessary)

	Main Unit ID #	Main Unit Model #	Main Unit Serial #	Meter Read (Beginning)	Service Included in Lease	Term of Lease (# of Months)
1		Toshiba e281c			☑ No ☐ Yes - SPECIFY:	
2					☐ No ☐ Yes - SPECIFY:	
3					☐ No ☐ Yes - SPECIFY:	
4					☐ No ☐ Yes - SPECIFY:	

SUPPLY INCLUSIVE ITEMS

	Cartridge	Drum	Staples	Toner	Other (Please Specify)
1	Cartridge	Drum		Toner	all parts and labor
2					
3					
4					

TRANSACTION TERMS

This contract will bill a minimum charge of $ **720.00** every - **SELECT ONE:** ☐ Month ☐ Quarter ☑ Year

The contract includes **60,000** BLACK copies every - **SELECT ONE:** ☐ Month ☐ Quarter ☑ Year

An overage charge of $ **0.010000** will be charged for EACH excess BLACK copy.

The contract includes **700** COLOR copies every - **SELECT ONE:** ☐ Month ☑ Quarter ☐ Year

An overage charge of $ **0.0850** will be charged for EACH excess COLOR copy.

Comments:

P.O. Box 400
Austin, Texas 78767-0400
512-467-0222
800-695-2919
Fax: 800-211-5454
www.buyboard.com

July 28, 2008

Sent Via E-mail: Rodney.bowles@tabs.toshiba.com

Mr. Rodney Bowles
Toshiba Business Solutions – Texas/New Mexico
10231 Kotzebue
San Antonio, TX 78217

Proposal Name & Number: Copiers & Supplies #299-08

Dear Mr. Bowles:

Congratulations, your company has been successful on the above referenced proposal! This contract will be effective September 1, 2008.

To see the items your company has been awarded, please review the proposal tabulation #299-08 on the following website: www.vendor.buyboard.com. In addition, on this website you will find the membership list which will provide you with the names of all entities with membership in our purchasing cooperative.

Attached to this letter you will find the following documents:

- Vendor Quick Reference Sheet
- Electronic Catalog Format Instructions

Receipt of a purchase order directly from a Cooperative member is not within the guidelines of the coop. Accepting orders directly from member entities may result in a violation of the State of Texas competitive bid statute and cancellation of the proposal award. Therefore, all orders must be processed through the Cooperative in order to comply. We request your assistance in immediately forwarding by fax (1-800-211-5454) to the cooperative any orders received directly from member entities. If by chance an order sent directly to you has been unintentionally processed, please fax it to the Cooperative (1-800-211-5454) and note it as **RECORD ONLY** to prevent duplication.

Per proposal specifications, awarded vendors will have 60 days to submit their electronic catalog. If the electronic data is not provided within 60 days of notice of award, we reserve the right to inactivate any company's award information from the Buyboard until such time the electronic data is received.

On behalf of the Texas Association of School Boards, we appreciate your interest in the Cooperative and we are looking forward to your participation in the program. If you have any questions, please contact me at 512-467-0222, ext. 7154 or 1-800-695-2919.

Sincerely,

Sharon McAfee
Bid Administration Manager

AI-11766 **17.A.6.**

Long Distance Telephone Services Provider -RFP 2008-330 -Ranking and approval to negotiate contract

CC REGULAR

Date: 10/21/2008
Submitted By: Moises Salazar, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Hidalgo County

Information

CAPTION

A. Presentation for discussion, consideration, and action in connection with the sole response received meeting all requirements as set forth in RFP No.: 2008-330-09-17-SMA- Hidalgo County-"Long Distance Telephone Services Provider" for the purposes of CC ranking as "qualified" in order to proceed forward with the next phase of the proposal process;

B. Requesting authority for Purchasing Department to enter into negotiations with qualified proposer including any best and final offers in order to finalize a contract for consideration and award.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-415-00-200-002-0-531
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available balance as of 10-17-08 $24,672.93

Attachments

Link: Participating Log

Link: Proposals
Acceptance Sheet

Link: Evaluation Table

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 02:28 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 02:55 PM	APRV
3	Veronica Lopez	Veronica Lopez	10/17/2008 08:13 AM	APRV
4	Auditor's Office	Linda Fong	10/17/2008 03:02 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 03:05 PM	APRV

Form Started By: Moises Salazar

Started On: 10/15/2008 05:04 PM

Final Approval Date: 10/17/2008

HIDALGO COUNTY PURCHASING DEPARTMENT
PARTICIPATING BIDDER'S LOG
SPECIFICATIONS/BID PACKETS

RFB-RFP-RFQ

PROPOSAL OPENING DATE: SEPTEMBER 17, 2008 PROPOSAL OPENING TIME: 9:30 A.M.

DEPARTMENT/RFP DESCRIPTION:"HIDALGO COUNTY-LONG DISTANCE TELEPHONE SERVICES"

RFP NO.: 2008-330-09-17-SMA

NAME OF VENDOR: COMPANY/FIRM	BID REQUEST *VIA	SIGNATURE (IF APPLICABLE) OR INITIALS OF STAFF ADDRESSING MAIL OUT	DATE	ADDRESS & PHONE NO
1.) AT&T Texas Attn. Joel Davila	BLM/EM	Sandra Montalvo	09/02/08	721 Beech McAllen, TX 78501 (956) 984-4648 office (956) 630-8403 fax joel.davila@att.com
2.) Nice Touch Communications Attn: Brian Kirk	EMR	Sandra Montalvo	09/03/08	(646)765-4418 bpkx@hotmail.com
3.) Keane Tel/Telecom Marvin Attn: Jerry Hecht	EMR	Sandra Montalvo	09/03/08	(610)275-5555 hech1@comcast.net
4.) Verizon Business Attn: Colleen Parker	EM	Sandra Montalvo	09/04/08	Colleen.parker@verison.com
5.) Qwest Government & Education Solutions Attn: Jim Brown	EMR	Sandra Montalvo	09/04/08	(512) 751-4916 (cell) (512)338-5703 (o) jim.g.brown@qwest.com
6.) Time Warner Cable Attn: Raymond Aguilar	IP	Alicia Aguilar	09/16/08	2921 S. Expressway 83 Harlingen, Tx 78550 956-535-0155 (office) 956-230-0465 (fax) 956-535-0155 (cell) raymond.aguilar@twcable.com

***VIA:**
IN PERSON (IP)
TELEPHONE REQUEST (TR)
E-MAIL REQUEST (EMR)
BIDDER LIST MAIL OUT (BLM)
E-MAIL (EM)
FACSIMILE (FAX)

HIDALGO COUNTY PURCHASING DEPARTMENT
PROPOSAL ACCEPTANCE SHEET

DEPARTMENT NAME: HIDALGO COUNTY

RFP OPENING DATE: SEPTEMBER 17, 2008	**RFP OPENING TIME:** 9:30 A.M.

DESCRIPTION OF PROPOSAL : HIDALGO COUNTY -"LONG DISTANCE TELEPHONE SERVICES"

BID NO: 2008-330-09-17-SMA

RFP NO.	NAME OF COMPANY	ACKNOWLEDGMENT OF RECEIPT
1.	**AT & T- McAllen, Tx**	√
2.		
3.		
4.		
5.		
6.		
7.		
8.		
9.		
10.		

HIDALGO COUNTY
"LONG DISTANCE TELEPHONE SERVICES"
RFP NO: 2008-330-09-17-SMA

EVALUATION/GRADING GRID

SOLE PROPOSER NAME: **AT&T, Inc.**

CRITERIA	MAXIMUM NUMBER OF POINTS	EVALUATORS						
		1	2	3	4	5	6	7
1. Financial considerations to include any cost to the County	(30)	30	25	25	30	30	25	25
2. Customer services	(45)	40	45	42	40	45	40	43
3. Clarity of Proposal	(15)	15	15	15	15	15	13	15
4. Ability to meet the requirements of RFP regarding "Billing"	(10)	10	10	10	10	10	8	8
Totals:	(100)	**95**	**95**	**92**	**95**	**100**	**86**	**91**
Average Score		**93.4**						
RANKING								

AI-11707 **17.B.1.**

Pct. 1-Invoice No. 08001-Leo L. Rodriguez d/b/a Rodriguez Engineering-C-08-385-09-30
CC REGULAR

Date: 10/21/2008
Submitted By: Letty Saenz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Prct. 1

Information

CAPTION

Presentation for discussion, consideration, acceptance, and approval of Invoice No. 08001 in the amount of $7,741.69 from Leo L. Rodriguez, Jr. d/b/a Rodriguez Engineering, contracted engineer for the "Design Construction and Paving Improvements of Mile 16 from Mile 4 to FM 1015" for Hidalgo County Precinct No. 1 and in connection to (Contract No. C-08-385-09-30).

BACKGROUND

Invoice No. 08001

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1336-431-00-121-041-0-731
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Amount available for PO #610967 $30,966.75 in relation to Mile 16 from Mile 4 to FM 1015 paving improvements project for Rodriguez Engineering.

Attachments

Link: Invoice No. 08001

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 02:11 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 02:43 PM	APRV
3	Ivan Cantu	Ivan Cantu	10/15/2008 02:56 PM	APRV
4	Auditor's Office	Linda Fong	10/16/2008 10:31 AM	APRV
5	Dina Trevino	Dina Trevino	10/16/2008 02:30 PM	APRV
6	Court Administrator	Monica Badillo	10/17/2008 10:02 AM	APRV

Form Started By: Letty Saenz Started On: 10/15/2008 09:04 AM

Final Approval Date: 10/17/2008

SYLVIA S. HANDY
COUNTY COMMISSIONER, PCT. 1

(956) 968-8733 FAX(956) 973-7804
1902 JOE STEPHENS AVE.
Weslaco, Texas 78596

FAX COVERSHEET

To: Purchasing Dept. **From:** Noe Montez

Attn: Letty Saenz

Fax: **Pages:** 5

Phone: **Date:** 10/14/08

Re: **CC:**

☐ **Urgent** ☐ **For Review** ☐ **Please Comment** ☐ **Please Reply** ☐ **Please Recycle**

• **Comments**

Please place the following inv#08001 from Rodriguez Engineering on the next CC Meeting for approval for payment..

Thanks

Noe Montez

NOTICE OF CONFIDENTIALITY

THE INFORMATION CONTAINED IN THIS FACSIMILE MESSAGE IS LEGALLY PRIVILEGED AND CONFIDENTIAL INFORMATION INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY NAMED ABOVE. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT, YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION OR COPY OF THIS TELECOPY IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS TELECOPY IN ERROR, PLEASE IMMEDIATELY NOTIFY US BY TELEPHONE AND RETURN THIS MESSAGE TO US AT THE ABOVE ADDRESS VIA THE UNITED STATES POSTAL SERVICE. THANK YOU.

Leo L. Rodriguez Jr. d/ba Rodriguez Engineering
P.O. Box 1830
Edinburg, Texas 78540
956-491-1013 Fax: 956-380-2775

Invoice No. 08001

Customer

Name: Hidalgo County Precinct No. 1
Address: 1902 Joe Stephens Avenue
City: Weslaco State: Texas Zip: 78596
Attention: Commissioner Sylvia Handy

Date: October 14, 2008

Project Name: Mile 16
From Mile 4 East to FM 1015

Description

Engineering services rendered for completion for the Preliminary Phase for the Paving Improvements for Mile 16 from Mile 4 East to FM 1015

P.O. # 610967
CONTRACT AMT.: $ 30,966.76
C-08-385-09-30

Scope of Services	Contract Amount	% Completed To Date	Total Due	Less Previous Payments	Amount Due This Request	Balance To Complete
Preliminary Phase 25%	$ 7,741.69	100%	$ 7,741.69	$ 0.00	$ 7,741.69	$ 0.00
Design Phase 50%	$ 15,483.38	0%	$ 0.00	$ 0.00	$ 0.00	$ 15,483.38
Construction Phase 25%	$ 7,741.69	0%	$ 0.00	$ 0.00	$ 0.00	$ 7,741.69
Total	$ 30,966.76	25%	$ 7,741.69	$ 0.00	$ 7,741.69	$ 23,225.07

Submitted By: Rodriguez Engineering

INVOICE RECEIVED BY
Noe Montes on 10/14/08
GOODS/SERVICES RECEIVED BY
Noe Montes on 10/14/08

NM
8-1336-431-00-121-041-0-731

Office Use Only

We Appreciate Your Business

AI-11791 **17.B.2.**

SOQ - PCT #1 ENGINEER SERVICES
CC REGULAR

Date: 10/21/2008
Submitted By: Laura Moya, PURCHASING DEPT.
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Prct. 1

Information

CAPTION

A. Requesting exemption from competitive bidding requirements under the Texas Local Government Code, Section 262.024 (A)(4) a professional service for Engineering Services in connection with Environmental assessment for Partial Occupied & Vacant Hidalgo County Buildings within Pct. #1 area
B. Presentation of scoring grid (for the purposes of ranking by CC) of the firms graded & evaluated through the County's approved "pool" of engineers in connection with professional Engineering Services required for Environmental assessment for Partial Occupied & Vacant Hidalgo County Buildings ;
1st._____; 2nd._____;
3rd._____;
C. Authority for the Purchasing Department to negotiate a professional Engineering Services Contract with the No.1 ranked firm of _____ for the provision of Engineering Services for Environmental assessment for Partial Occupied & Vacant Hidalgo County Buildings.

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:** Undetermined
FUNDS AVAILABLE Y/N?: N **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding is undetermined at this time. Funding will need to be determined prior to awarding the contract to the approved engineering firm.

Attachments

Link: grid

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Laura Moya	10/17/2008 01:27 PM	APRV
2	Budget & Management	Veronica Lopez	10/17/2008 01:52 PM	APRV
3	Dale Kennan	Dale Kennan	10/17/2008 02:40 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Laura Moya

Started On: 10/17/2008 08:32 AM

Final Approval Date: 10/17/2008

AGENDA ITEM NO 11791

HIDALGO COUNTY Precinct No 1

FOR

Environmental assessment for Partial Occupied & Vacant Hidalgo County Buildings

GRID

Survyors

	Enriquez Group, Spec Pro Inc	**Rodriguez Engineering**	**Dos Logistics**
Evaluator No 1	**96**	**82**	**87**
Total Scores	**96**	**82**	**87**
RANKING by Commissioner's Court			

AI-11696 **17.C.1.**

South Tower Road Multi-Purpose Facility (CRC)-Purchase and Installation of Playground Equipment

CC REGULAR

Date: 10/21/2008
Submitted By: Olga Montero, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Prct. 2

Information

CAPTION

Presentation for discussion, consideration and approval of proposal received from "The PlayWell Group, Inc. through our membership/participation with awarded vendor through BUYBOARD Contract #269-07", in the amount of $237,547.39 for the South Tower Road Multi-Purpose Facility (CRC). Bid No. 2008-263-otm

BACKGROUND

Recommendation (via email) from Pct #2
The PlayWell Group, Inc. proposal /Vendor Contract Information

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1212-452-00-122-008-0-739
FUNDS AVAILABLE Y/N?: Pending **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available balance is $3,478.96 as of 10/16/08. As per Yoli C., at Precinct 2, $128,236.64 is to come from Urban County funds with additional pending transfer (AI-11758) in the amount of 115,000.00.

Attachments

Link: email recommendation Pct 2

Link: Buyboard Proposal/Vendor Information

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 01:59 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 02:42 PM	APRV
3	Dale Kennan		10/17/2008 10:02 AM	PEND
4	Auditor's Office	Linda Fong	10/17/2008 09:19 AM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:02 AM	APRV

Form Started By: Olga Montero

Started On: 10/14/2008 01:36 PM

Final Approval Date: 10/17/2008

Olga T. Montero

From: yoli [yolanda.cisneros@co.hidalgo.tx.us]
Sent: Tuesday, October 14, 2008 10:55 AM
To: olga.montero@co.hidalgo.tx.us
Cc: carlos.contreras@co.hidalgo.tx.us; 'Humberto Garza'
Subject: CRC playground equipment

Olga,
This is all the information requested to place this item on Commissioners' Court Agenda for next week. The account #8-1212-452-00-122-008-0-739 is what we are using for this project. If you have any questions please do not hesitate to call me.
Thank you,

Yoli Cisneros
Administrative Assistant II
Hidalgo County Precinct No.2
301 East State
Pharr, Texas 78577
(956) 787-1891 Ext. 2002
(956) 787-4683 Fax
email: yoli.cisneros@co.hidalgo.tx.us

The PlayWell Group

Quotation# 028927

toll free: (800) 726-1816
new mexico
4001 juan tabo ne, #D
albuquerque, nm 87111
(505) 899-1762

free fax: (800) 580-9150
texas
2750 northaven rd. suite 103
dallas, tx 75229
(972) 488-9355

Customer ID	Contact	
00006262	Charlie Conteras	
Customer PO	Telephone	Facsimile
None	956	787

Bill To:

Hidalgo County Precinct2

301 E State
Pharr, TX 78577

Ship To:

Hidalgo County Precinct2

301 E State
Pharr, TX 78577

Special Order ☐ Drop Ship ☐

Quote Date	Comments	Special Instructions	Terms
10/07/2008			NET 30

Ship Via	Date Required	FOB	Prepared By	Order#	Salesperson
BEST WAY	10/07/2008	Factory	CW		Jeff Popenoe

Quantity	Item#	Description	Price	Total
1 EACH	PWS-350-0603	Challenger Pre-Design by Playworld Systems, Inc.	$9,820.80	$9,820.80
1 EACH	PWS-SWG-SP8	8' Single Post Swing by Playworld Systems, Inc.	$880.38	$880.38
1 EACH	PWS-SWG-SP8ADD	8' Single Post Swing Add-A-Bay by Playworld Systems, Inc.	$640.27	$640.27
1 EACH	ZZXX0244	Accessible Swing Seat for 8' Top Rail	$467.52	$467.52
3 EACH	ZZCH3536	48" Glide Slide by Playworld Systems, Inc	$2,634.30	$7,902.90
1 EACH	350-0402	Challenger Play Structure	$11,355.11	$11,355.11
1 EACH	PWS-350-0805	Custom Challenger	$22,184.14	$22,184.14
1 EACH	PWS-350-0502	Challenger Predesign	$12,966.54	$12,966.54
1 EACH	ZZXX0280	Infant Seat w/Brown Vinyl Chain 8' by Playworld Systems, Inc	$174.71	$174.71
440 EACH	SSI-FIBER	Engineered Wood Fiber by SafeSurf, Inc.	$14.10	$6,204.00
253 EACH	SSI-TIMBER	4' Polytimber W/Spikes by SafeSurf, Inc.	$28.82	$7,291.46
4 EACH	SSI-RAMP	Handicap Ramp by SafeSurf, Inc.	$705.64	$2,822.56

The PlayWell Group

Quotation# 028927

toll free: (800) 726-1816
new mexico
4001 juan tabo ne, #D
albuquerque, nm 87111
(505) 899-1762

free fax: (800) 560-9150
texas
2750 northaven rd. suite 103
dallas, tx 75229
(972) 488-9355

Customer ID	Contact	
00005262	Charlie Conteras	
Customer PO	Telephone	Facsimile
None	956	787

Bill To:

Hidalgo County Precinct2

301 E State
Pharr, TX 78577

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301 E State
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Special Order ☐ Drop Ship ☐

Quote Date	Comments	Special Instructions	Terms
10/07/2008			NET 30

Ship Via	Date Required	FOB	Prepared By	Order#	Salesperson
BEST WAY	10/07/2008	Factory	CW		Jeff Popence

Quantity	Item#	Description	Price	Total
12 EACH	RJT-TRH/G32TP24	32 Gal. Can Holder	$183.08	$2,196.96
12 EACH	RJT-CN-PD/C27	Plastic Dome Lid/Cedar	$79.12	$949.44
12 EACH	RJT-M3/G	Surface Pedestal Mount	$31.28	$375.36
2 PAIR	PWA-2238-00	Soccer Goal 8' x 24'	$1,328.25	$2,656.50
8 EACH	PWA-1140-00	15" x 20" Park Grill	$168.08	$1,344.64
8 EACH	ICO-SG10M	Square Gable Shelter	$3,876.26	$31,010.08
1 EACH	ICO-ENGINEERING	Engineering Books and Drawings	$552.00	$552.00
1 EACH	ICO-ECOAT/PCOAT	Ecoat/ Powercoat By ICON Shelter	$6,532.00	$6,532.00
1 EACH	ICO-COLUMN COVER	Column Covers 8 covers	$961.34	$961.34
6 EACH	ICO-SG10M	Square Gable Shelter	$3,802.66	$22,815.96
1 EACH	ICO-ENGINEERING	Engineering Books and Drawings	$552.00	$552.00
1 EACH	ICO-ECOAT/PCOAT	Ecoat/ Powercoat By ICON Shelter	$4,900.54	$4,900.54
1 EACH	ICO-COLUMN COVER	Column Covers	$736.00	$736.00
3 EACH	SSI-GEOFAB	Geofabric 2700 Rolls by SafeSurf, Inc.	$331.20	$993.60
1 EACH	SSI-GEOFAB	Geofabric 900 Roll by SafeSurf, Inc.	$132.48	$132.48

The PlayWell Group

Quotation# 028927

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Pharr, TX 78577

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Pharr, TX 78577

Special Order ☐ Drop Ship ☐

Quote Date	Comments	Special Instructions	Terms
10/07/2008			NET 30

Ship Via	Date Required	FOB	Prepared By	Order#	Salesperson
BEST WAY	10/07/2008	Factory	CW		Jeff Popenoe

Quantity	Item#	Description	Price	Total
1 EACH	SPO-301-146	10' Merry Go Round	$4,969.84	$4,969.84
1 EACH	SPO-301-143	Merry-Go-Round 8' by PCA/Sportsplay	$2,230.08	$2,230.08
1 EACH	SPO-301-142	6' Merry-Go-Round	$1,566.76	$1,566.76
1 EACH	SPO-902-788	Tea Cup Merry-Go-Round	$2,027.68	$2,027.68
1 EACH	IGAS-INSTALL	Installation Playground equipment, surfacing and timbers	$27,206.58	$27,206.58
1 EACH	BUY BOARD	Buy Board The BuyBoard makes shopping for those much-needed products and services a snap. Each product and service on the BuyBoard has been carefully and competitvely bid and awarded based on Texas Statutes, eliminating the need for your organizatino to go through the bidding process.	$0.00	$0.00
1 EACH	TERMS	TERMS & CONDITIONS OF YOUR PURCHASE NEW ACCOUNTS, NONTAX FUNDED CUSTOMERS: 50%DEPOSIT AND PROVIDE CREDIT APPLICATION-BAL DUE NET 15 DAYS OR UPON COMPLETION IF INSTALLED BY PLAYWORKS. BONDED PUBLIC PROJECT TERMS: BONDING INFORMATION & CREDIT APPLICATION REQUIRED. DEPOSIT MAY BE REQUIRED, BALANCE DUE - NET 30. LATE PAYMENT PENALTIES MAY APPLY. FULL PAYMENT ON ALL ORDERS UNDER $1,000.00 NO EXCEPTIONS.	$0.00	$0.00

The PlayWell Group

Quotation# 028927

toll free: (800) 726-1816
free fax: (800) 560-9150

new mexico
4001 juan tabo ne, #D
albuquerque, nm 87111
(505) 899-1762

texas
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Special Order ☐ Drop Ship ☐

Quote Date	Comments	Special Instructions	Terms
10/07/2008			NET 30

Ship Via	Date Required	FOB	Prepared By	Order#	Salesperson
BEST WAY	10/07/2008	Factory	CW		Jeff Popenoe

Quantity	Item#	Description	Price	Total

Comments

This Quotation is good for 30 Days from the date listed above. We appreciate the opportunity to quote and look forward to serving your needs. To order, please fax this signed form including Terms and Conditions, color choices if necessary and confirm the shipping address. We reserve the right to charge and collect interest in the amount of 1.5% per month if payment is not received in full in accordance with the terms set forth. Play Safely & PlayWell.

Sub Total	$197,440.23
Sales Tax	$0.00
Freight	$40,107.16
Grand Total	$237,547.39
Deposit	$0.00
Balance	$237,547.39

Approved By: [signature] Date 10/14/08

Vendor Contract Information

Proposal Documents | Back

Vendor: The Playwell Group, Inc.
Address: 2750 Northhaven Road, Suite 103
Dallas, TX 75229
Phone: (800) 726-1816
Contact: Claudia Wolosz
Email: claudia@playwellgroup.com
Website: www.playwellgroup.com
Federal ID: 75-2658108
HUB Vendor: Yes
Minority Owned Business:
Yes
Women Owned Business:
Yes
Accepts RFQs: Yes
Contract: Parks & Recreation & Field Lighting Products & Installation #269-07
Effective Date: 10/1/2007
Expiration Date: 9/30/2010
Payment Terms: Net 30 days
Delivery Days: 75
Shipping Terms: Freight not included in price
Freight Terms: FOB Shipping Point
Ship Via: Common Carrier
Quote Reference Number:
269-07
Regions Served: All Texas Regions
States Served: New Mexico, Texas
Vendor Exceptions: Freight rate will vary based on load size, type of material, weight, information. Call to get freight quote.
Additional Information: INSTALLATION WORK IS PERFORMED BY PLAYWORKS
Return Policy: 30 days if not installed, maybe subject to restock fee.

[Log Out]

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AI-11731 **17.C.2.**

Requesting Approval of Invoices for Raba-Kistner
CC REGULAR

Date: 10/21/2008
Submitted By: Rocio Villarreal, PURCHASING DEPT.
Submitted For: Rocio Villarreal
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Prct. 2

Information

CAPTION

A. Pursuant to correspondence received from contracted vendor, R. Gutierrez Engineering Corporation, requesting discussion, consideration, acceptance and approval of an error/oversight in engaging a firm (Raba-Kistner) to provide materials testing services as opposed to Hidalgo County engaging the materials testing services as detailed on Work Authorization #3 (approved by CC on 1-16-07) for the: "McColl Road II (Dicker to Orangewood),";

B. Presentation for discussion, consideration, acceptance, and approval of invoices from Raba-Kistner totaling $19,804.36 for the provision of material testing services for the "McColl Road II (Dicker to Orangewood)" with authority for County Treasurer to issue payment after review, audit and processing procedures completed by the County Auditor. Invoices as follow:

Invoice Date	Invoice No.	Invoice Amount
11/09/07	017122	$4,872.34
12/10/07	017205	$2,913.67
01/09/08	017332	$3,783.34
02/05/08	017467	$4,154.77
03/07/08	017586	$619.52
04/02/08	017700	$1,092.77
05/07/08	017845	$762.34
06/05/08	017975	$852.19
08/06/08	018269	$753.42

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1202-431-00-122-028-0-731
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available balance is $756,261.60 as of 10/17/08.

Attachments

Link: Letter from Engineer
Link: WA#3
Link: Invoice
Link: Invoice1
Link: Invoice2
Link: Invoice 3
Link: Invoice 4
Link: Invoice 5
Link: Invoice 6
Link: Invoice 7
Link: Invoice 8

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 05:09 PM	APRV
2	Budget & Management	Veronica Lopez	10/17/2008 07:42 AM	APRV
3	Dale Kennan	Dale Kennan	10/17/2008 09:48 AM	APRV
4	Auditor's Office	Linda Fong	10/17/2008 03:03 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 03:05 PM	APRV
Form Started By: Rocio Villarreal			Started On: 10/15/2008 02:47 PM	
Final Approval Date: 10/17/2008				

R. Gutierrez Engineering Corporation

September 24, 2008

Martha "Marty" Salazar
Hidalgo County Purchasing Department
2812 S. Business 281
Edinburg, TX 78539

RE: McColl Road II (Dicker to Orangewood) Raba-Kistner Testing (ENG06.019c)

Dear Ms. Salazar:

R. Gutierrez Engineering Corporation was awarded Work Authorization No. 3 of Contract #C-06-251-08-15 from the County of Hidalgo. This Work Authorization was to perform construction management services and construction staking services for the construction on the street and drainage improvements for the above referenced project.

We regret to inform you that R. Gutierrez Engineering Corporation (RGEC) overlooked item 11 of Exhibit B of the Work Authorization which states that the Owner would hire an independent construction materials testing firm for the project. Raba-Kistner Consultants, Inc. (R-K) was contracted by RGEC to perform these testing services because RGEC does not have the capabilities to execute this work on our own. We apologize for the misunderstanding and oversight on our part.

RGEC is requesting that the R-K invoices listed below for testing services rendered to date be submitted and paid as claims:

Invoice Date	Invoice No.	Invoice Amount
11/09/07	017122	$ 4,872.34
12/10/07	017205	$ 2,913.67
01/09/08	017332	$ 3,783.34
02/05/08	017467	$ 4,154.77
03/07/08	017586	$ 619.52
04/02/08	017700	$ 1,092.77
05/07/08	017845	$ 762.34
06/05/08	017975	$ 852.19
08/06/08	018269	$ 753.42
	Total	**$19,804.36**

These invoices have been reviewed by RGEC and are acceptable for payment. If you have any questions, please call Ramiro or myself at 956-782-2557 or Ramiro on his mobile at 956-227-2154.

Sincerely,

Jaime Jaimez, Jr.
Accounting Manager

cc: File

130 East Park – Pharr, TX 78577 – Telephone: 956-782-2557 – Fax: 956-782-2558 – E-mail: jaime@rgutierrezengineering.com

ENG06.019 C
McColl Rd II (Dicker-Orangewood)
Const. Staking
Const. Mgmt. SVCS

HIDALGO COUNTY
Professional Engineering Services
Contract # C-06-251-08-15
Work Authorization Form

Work Authorization No. 3

THIS WORK AUTHORIZATION is made pursuant to the terms and conditions of Article 1. of the Agreement made by and between the **HIDALGO COUNTY**, acting herein by and through Commissioner's Court, hereinafter called the "**Owner**," and, **R. GUTIERREZ ENGINEERING CORPORATION**, professional engineers of Pharr, Texas, hereinafter called "**Engineer**".

PART 1. SCOPE OF WORK

The purpose of this Work Authorization is for the **Engineer** to provide general construction management services and construction staking services for the construction of the street and drainage improvements to McColl Road. A portion of this project is being constructed by County forces. The limits of the project are from Dicker Road to Orangewood Drive.

The scope of services to be provided by the **Owner** is identified in **Exhibit A – Scope of Services to be Provided by the Owner** attached hereto.

The scope of services to be provided by the **Engineer** is identified in **Exhibit B – Scope of Services to be Provided by the Engineer** attached hereto.

PART 2. ESTIMATED COST

The estimated cost for services under this Work Authorization is included in **Exhibit D – Proposed Fee**. The actual amount payable for services under this Work Authorization will be in accordance with Article 5.

PART 3. PAYMENT

Payment to the Engineer for the services established under this Work Authorization shall be made in accordance with Article 8.

PART 4. FUNDING
This Work Authorization No. 3 shall be funded through funding source:

Account No. _____

Requisition No. _____ (must be included after CC approval)

PART 5. PERIOD OF SERVICE
This Work Authorization shall become effective on the date of final acceptance of the parties hereto and shall terminate upon completion of the scope of services of the work as provided in Article 3.

PART 6. RESPONSIBILITIES AND OBLIGATIONS
This Authorization does not waive the parties' responsibilities and obligations provided under the Agreement.

PART 7. ACCEPTANCE AND ACKNOWLEDGEMENT
This Work Authorization is hereby accepted and acknowledged as indicated below and effective as of ___ day of _____, 2007.

ENGINEER:

R. Gutierrez Engineering Corporation

By: _____
Name: Ramiro Gutierrez, P.E.
Title: President

OWNER:

COUNTY OF HIDALGO

By: _____
Name: Hector "Tito" Palacios
Title: Commissioner Pct. No. 2

By: _____
Name: Juan D. Salinas
Title: County Judge

LIST OF ATTACHMENTS

EXHIBIT A – Services to be Provided by the Owner
EXHIBIT B – Services to be Provided by the Engineer
EXHIBIT C – Work Schedule
EXHIBIT D – Fee Estimate

HIDALGO COUNTY
Professional Engineering Services
Contract # C-06-251-08-15

Work Authorization No. 3

EXHIBIT A
Services to be Provided by the Owner

The following provides an outline of the services to be provided by the **Owner** in the development of the **Project**.

General
The **Owner** will provide to the **Engineer** the following:

(1) Payment for work performed by the **Engineer** and accepted by the **Owner** in accordance with Article 5 and Article 6, both of this Agreement.

(2) Assistance to the **Engineer**, as necessary, to obtain the required data and information from other local, regional, **State** and Federal agencies that the **Engineer** cannot easily obtain.

(3) Provide any available relevant data the **Owner** may have on file concerning the project.

(4) Provide timely review and decisions in response to the **Engineer**'s request for information and/or required submittals and deliverables.

(5) Attend and participate in progress meetings as required and as coordinated and conducted by the **Engineer**.

HIDALGO COUNTY
Professional Engineering Services
Contract # C-06-251-08-15

Work Authorization No. 3

EXHIBIT B
Services to be Provided by the Engineer

The following provides an outline of the services to be provided by the **Engineer** in the development of the **Project.**

The **Engineer** will provide to the **Owner** the following:

The Engineer shall render specific management and engineering services for the development of the Project and fulfillment of this Agreement as follows:

CONSTRUCTION PHASE

Construction Management and Support

The Engineer will provide engineering and support services for and during the construction of the Project by the Owner. Specific services for CONSTRUCTION MANAGEMENT AND SUPPORT by the Engineer will include the following:

Construction Bidding (required if Owner elects to use Contractor to perform the work)

1) The Engineer will furnish to the Owner the necessary copies of approved plans, specifications, notices to bidders, and proposals for construction services not performed by the Owner.

2) The Engineer will coordinate and conduct a Pre-Bid Conference for prospective bidders.

3) The Engineer will assist Owner the tabulation of bids, recommendations to the Owner as to the proper action on all bid proposals received, and the preparation of formal contract documents for the award of each construction contract.

Construction Contract Administration

4) In general, the Engineer will provide the management and engineering support/data required for consultation and advisement to the Owner and act as the Owners representative as provided in the General Condition of the Construction Contract.

5) The Engineer will coordinate and conduct a pre-construction conference with the Owner for construction services to be provided by Owner forces and with the Contractor on any Construction Contracts for services not constructed by the Owner.

6) Defects and Deficiencies. The Engineer will use his best efforts to protect the Owner against defects and deficiencies in the work of either Owner forces or the Contractor. The Engineer will promptly notify the Owner of any such defect or deficiency, and take all steps possible to require that the defect or deficiency be corrected.

7) Contractor Payment. The Engineer will take measurements and calculate quantities, in accordance with the construction contract specifications, of those items of work accepted and conforming to the construction contract specifications, for the preparation of the monthly and final estimates for payment to the Contractor.

8) The Engineer will provide Project site inspection of the construction activities as follows:

   a) Project Engineer. The Engineer will provide visits by the Project Engineer or a competent representative of the Engineer to the site of construction for the purpose of monitoring the progress and conformance to the construction plans and specifications.

   b) Resident Engineer and/or Construction Inspector(s). If requested and authorized by Owner, the Engineer will furnish the services of a Resident Engineer and/or Construction Inspector(s) for continuous on the site inspection of construction to monitor/inspect the daily progress and conformance to PS&E specifications.

Miscellaneous Technical Activities

9) Construction Staking. The Engineer will provide construction staking services for construction services performed by the Owner.

10) Shop Drawings. The Engineer will review and check all shop or working drawings furnished by the Owner or Contractor.

11) Control of Materials & Equipment. The Owner will hire an independent construction materials testing firm for the project. The Engineer will provide inspection of all materials and equipment furnished or used by the Owner or Contractor as follows:

a) Review and record all laboratory, shop and mill tests of materials and equipment for compliance with the construction contract specifications.

b) Observe and/or perform Project record testing and/or independent assurance testing performed by an independent construction materials testing firm as outlined in the construction contract specifications or as specified by the Engineer.

12) Change Orders. When applicable the Engineer will prepare the engineering data, including plan sheet drawings, specifications, and estimates, for the preparation of construction contract change orders, which may be required due to actual field conditions encountered or new requirements directed by the Owner.

13) As Built Drawings. The Engineer will develop as built drawings to depict the work as actually constructed. The Owner will be furnished two (2) set of prints.

EXHIBIT "C"

WORK SCHEDULE

	2007											
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
McColl Road II												
Construction Administration												
Construction Staking												

Payment for Services Provided under this Work Authorization will be on the basis of Salary Cost plus 10% and reimbursement for direct non-labor expense and subconsultant expense at invoice cost, in accordance with Article 5B of the Agreement for Professional Services (Contract # C-06-251-08-15) between Owner and Engineer.

VISIT OUR WEBSITE AT:
www.rkci.com

INVOICE

INVOICE # :017122

Engineering * Testing * Environmental * Facilities * Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 10/27/2007

SERVICE DATE	09/28/2007	381.98
SERVICE DATE	10/02/2007	633.98
SERVICE DATE	10/03/2007	774.08
SERVICE DATE	10/04/2007	236.03
SERVICE DATE	10/05/2007	122.18
SERVICE DATE	10/08/2007	122.18
SERVICE DATE	10/17/2007	169.88
SERVICE DATE	10/19/2007	1,702.18
SERVICE DATE	10/22/2007	122.18
SERVICE DATE	10/23/2007	140.63
SERVICE DATE	10/24/2007	138.08
SERVICE DATE	10/25/2007	206.78
SERVICE DATE	10/26/2007	122.18
SUBTOTAL INVOICE		4,872.34
AMOUNT DUE THIS INVOICE **		4,872.34

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID	0.00
TOTAL DUE AND PAYABLE	**4,872.34**

Project Fee :	47,742.00
Prior Billings:	0.00
Total Available :	47,742.00

* Invoices are submitted monthly and are due on receipt. * Carrying charges may be assessed on invoices unpaid beyond 30 days from billing date.
PLEASE PAY FROM THIS INVOICE.

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017122

RK PROJECT MANAGER: DENNIS C. CHARKOW
CLIENT PHONE: 956-787-1891

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017122

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
09/28/2007				
CMT FIELD & LABORATORY TESTING				
ATTERBERG LIMIT	M07-015240	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M07-015240	1.00	173.500	173.50
VEHICLE TRAVEL CHARGE	M07-015240	1.00	9.900	9.90
SAMPLING TIME	M07-015240	1.75	36.900	64.58
SIEVE ANALYSIS 200 ONLY	M07-015240	1.00	71.000	71.00
			SUBTOTAL	**381.98**
10/02/2007				
CLIENT SERVICES PHASE				
DENNIS C. CHARKOW		1.50	105.00	157.50
CMT FIELD & LABORATORY TESTING				
ATTERBERG LIMIT	M07-015296	3.00	63.000	189.00
VEHICLE TRAVEL CHARGE	M07-015296	1.00	9.900	9.90
SAMPLING TIME	M07-015296	1.75	36.900	64.58
SIEVE ANALYSIS 200 ONLY	M07-015296	3.00	71.000	213.00
			SUBTOTAL	**633.98**
10/03/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015359	3.00	15.900	47.70
ATTERBERG LIMIT	M07-015340	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M07-015340	1.00	173.500	173.50
SIEVE ANALYSIS 200 ONLY	M07-015340	1.00	71.000	71.00
ATTERBERG LIMIT	M07-015341	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M07-015341	1.00	173.500	173.50
SAMPLING TIME	M07-015341	2.75	36.900	101.48
SIEVE ANALYSIS 200 ONLY	M07-015341	1.00	71.000	71.00
VEHICLE TRAVEL CHARGE	M07-015341	1.00	9.900	9.90
			SUBTOTAL	**774.08**
10/04/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015376	9.00	15.900	143.10
VEHICLE TRAVEL CHARGE	M07-015376	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-015376	2.25	36.900	83.03

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017122

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
			SUBTOTAL	**236.03**
10/05/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015408	3.00	15.900	47.70
TECH TIME-DENSITY TESTING	M07-015408	1.75	36.900	64.58
VEHICLE TRAVEL CHARGE	M07-015408	1.00	9.900	9.90
			SUBTOTAL	**122.18**
10/08/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015479	3.00	15.900	47.70
VEHICLE TRAVEL CHARGE	M07-015479	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-015479	1.75	36.900	64.58
			SUBTOTAL	**122.18**
10/17/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015711	6.00	15.900	95.40
VEHICLE TRAVEL CHARGE	M07-015711	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-015711	1.75	36.900	64.58
			SUBTOTAL	**169.88**
10/19/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015794	6.00	15.900	95.40
ATTERBERG LIMIT	M07-015760	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M07-015760	1.00	173.500	173.50
SIEVE ANALYSIS 200 ONLY	M07-015760	1.00	71.000	71.00
ATTERBERG LIMIT	M07-015761	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M07-015761	1.00	71.000	71.00
ATTERBERG LIMIT	M07-015762	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M07-015762	1.00	71.000	71.00
ATTERBERG LIMIT	M07-015763	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M07-015763	1.00	173.500	173.50
SIEVE ANALYSIS 200 ONLY	M07-015763	1.00	71.000	71.00

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017122

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
ATTERBERG LIMIT	M07-015764	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M07-015764	1.00	71.000	71.00
ATTERBERG LIMIT	M07-015765	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M07-015765	1.00	173.500	173.50
SIEVE ANALYSIS 200 ONLY	M07-015765	1.00	71.000	71.00
ATTERBERG LIMIT	M07-015766	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M07-015766	1.00	71.000	71.00
VEHICLE TRAVEL CHARGE	M07-015766	1.00	9.900	9.90
SAMPLING TIME	M07-015766	3.75	36.900	138.38
			SUBTOTAL	**1,702.18**
10/22/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015805	3.00	15.900	47.70
VEHICLE TRAVEL CHARGE	M07-015805	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-015805	1.75	36.900	64.58
			SUBTOTAL	**122.18**
10/23/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015853	3.00	15.900	47.70
VEHICLE TRAVEL CHARGE	M07-015853	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-015853	2.25	36.900	83.03
			SUBTOTAL	**140.63**
10/24/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015920	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-015920	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-015920	1.75	36.900	64.58
			SUBTOTAL	**138.08**
10/25/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015965	6.00	15.900	95.40
VEHICLE TRAVEL CHARGE	M07-015965	1.00	9.900	9.90

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017122

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
TECH TIME-DENSITY TESTING	M07-015965	2.75	36.900	101.48
			SUBTOTAL	**206.78**
10/26/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016000	3.00	15.900	47.70
VEHICLE TRAVEL CHARGE	M07-016000	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016000	1.75	36.900	64.58
			SUBTOTAL	**122.18**
			** TOTAL PROJECT AMD0701000	**4,872.34**

VISIT OUR WEBSITE AT:
www.rkci.com

INVOICE

INVOICE # :017205

Engineering • Testing • Environmental • Facilities • Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 11/24/2007

SERVICE DATE	09/28/2007	63.60
SERVICE DATE	10/23/2007	134.00
SERVICE DATE	10/29/2007	169.88
SERVICE DATE	10/30/2007	122.18
SERVICE DATE	10/31/2007	479.93
SERVICE DATE	11/01/2007	185.78
SERVICE DATE	11/02/2007	138.08
SERVICE DATE	11/05/2007	138.08
SERVICE DATE	11/06/2007	106.28
SERVICE DATE	11/07/2007	106.28
SERVICE DATE	11/09/2007	274.63
SERVICE DATE	11/12/2007	122.18
SERVICE DATE	11/13/2007	106.28
SERVICE DATE	11/14/2007	290.53
SERVICE DATE	11/15/2007	169.88
SERVICE DATE	11/16/2007	138.08
SERVICE DATE	11/19/2007	168.00
SUBTOTAL INVOICE		2,913.67
AMOUNT DUE THIS INVOICE **		2,913.67

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID 4,872.34

* Invoices are submitted monthly and are due on receipt. * Carrying charges may be assessed on invoices unpaid beyond 30 days from billing date.
PLEASE PAY FROM THIS INVOICE.

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017205

TOTAL DUE AND PAYABLE **7,786.01**

Project Fee :	47,742.00
Prior Billings:	4,872.34
Total Available :	42,869.66

RK PROJECT MANAGER:
CLIENT PHONE: 956-787-1891

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017205

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
09/28/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-015239	4.00	15.900	63.60
			SUBTOTAL	**63.60**
10/23/2007				
CMT FIELD & LABORATORY TESTING				
ATTERBERG LIMIT	M07-015853	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M07-015853	1.00	71.000	71.00
			SUBTOTAL	**134.00**
10/29/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016073	6.00	15.900	95.40
VEHICLE TRAVEL CHARGE	M07-016073	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016073	1.75	36.900	64.58
			SUBTOTAL	**169.88**
10/30/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016067	3.00	15.900	47.70
VEHICLE TRAVEL CHARGE	M07-016067	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016067	1.75	36.900	64.58
			SUBTOTAL	**122.18**
10/31/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016136	5.00	15.900	79.50
VEHICLE TRAVEL CHARGE	M07-016136	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016136	2.25	36.900	83.03
ATTERBERG LIMIT	M07-016137	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M07-016137	1.00	173.500	173.50
SIEVE ANALYSIS 200 ONLY	M07-016137	1.00	71.000	71.00
			SUBTOTAL	**479.93**
11/01/2007				
CMT FIELD & LABORATORY TESTING				

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017205

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
FIELD NUCLEAR DENSITY TEST	M07-016173	7.00	15.900	111.30
VEHICLE TRAVEL CHARGE	M07-016173	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016173	1.75	36.900	64.58
			SUBTOTAL	**185.78**
11/02/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016208	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-016208	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016208	1.75	36.900	64.58
			SUBTOTAL	**138.08**
11/05/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016230	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-016230	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016230	1.75	36.900	64.58
			SUBTOTAL	**138.08**
11/06/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016278	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M07-016278	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016278	1.75	36.900	64.58
			SUBTOTAL	**106.28**
11/07/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016327	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M07-016327	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016327	1.75	36.900	64.58
			SUBTOTAL	**106.28**
11/09/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016423	3.00	15.900	47.70

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017205

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
VEHICLE TRAVEL CHARGE	M07-016424	1.00	9.900	9.90
SAMPLING TIME	M07-016424	2.25	36.900	83.03
ATTERBERG LIMIT	M07-016424	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M07-016424	1.00	71.000	71.00
			SUBTOTAL	**274.63**
11/12/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016538	3.00	15.900	47.70
VEHICLE TRAVEL CHARGE	M07-016538	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016538	1.75	36.900	64.58
			SUBTOTAL	**122.18**
11/13/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016539	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M07-016539	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016539	1.75	36.900	64.58
			SUBTOTAL	**106.28**
11/14/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016556	4.00	15.900	63.60
ATTERBERG LIMIT	M07-016557	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M07-016557	1.00	71.000	71.00
VEHICLE TRAVEL CHARGE	M07-016557	1.00	9.900	9.90
SAMPLING TIME	M07-016557	2.25	36.900	83.03
			SUBTOTAL	**290.53**
11/15/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016590	6.00	15.900	95.40
TECH TIME-DENSITY TESTING	M07-016590	1.75	36.900	64.58
VEHICLE TRAVEL CHARGE	M07-016590	1.00	9.900	9.90
			SUBTOTAL	**169.88**
11/16/2007				
CMT FIELD & LABORATORY TESTING				

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017205

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
FIELD NUCLEAR DENSITY TEST	M07-016621	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-016621	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016621	1.75	36.900	64.58
			SUBTOTAL	**138.08**
11/19/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016675	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-016675	1.00	9.900	9.90
VEHICLE TRAVEL CHARGE	M07-016675	1.75	54.000	94.50
			SUBTOTAL	**168.00**
			**** TOTAL PROJECT AMD0701000**	**2,913.67**

VISIT OUR WEBSITE AT:
www.rkci.com

INVOICE

INVOICE # :017332

Engineering • Testing • Environmental • Facilities • Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 12/22/2007

SERVICE DATE	11/16/2007	208.48
SERVICE DATE	11/20/2007	138.08
SERVICE DATE	11/21/2007	106.28
SERVICE DATE	11/26/2007	122.18
SERVICE DATE	11/28/2007	153.98
SERVICE DATE	11/30/2007	138.08
SERVICE DATE	12/04/2007	138.08
SERVICE DATE	12/05/2007	1,368.48
SERVICE DATE	12/06/2007	124.73
SERVICE DATE	12/07/2007	172.43
SERVICE DATE	12/11/2007	201.68
SERVICE DATE	12/12/2007	106.28
SERVICE DATE	12/14/2007	248.08
SERVICE DATE	12/18/2007	106.28
SERVICE DATE	12/19/2007	106.28
SERVICE DATE	12/22/2007	343.94
SUBTOTAL INVOICE		3,783.34
AMOUNT DUE THIS INVOICE **		3,783.34

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID	7,786.01
TOTAL DUE AND PAYABLE	**11,569.35**

* Invoices are submitted monthly and are due on receipt. * Carrying charges may be assessed on invoices unpaid beyond 30 days from billing date.
PLEASE PAY FROM THIS INVOICE.

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017332

Project Fee :	47,742.00
Prior Billings:	7,786.01
Total Available :	39,955.99

RK PROJECT MANAGER: DENNIS C. CHARKOW
CLIENT PHONE: 956-787-1891

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017332

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
11/16/2007				
CMT FIELD & LABORATORY TESTING				
ATTERBERG LIMIT	M07-016622	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M07-016622	1.00	71.000	71.00
VEHICLE TRAVEL CHARGE	M07-016622	1.00	9.900	9.90
SAMPLING TIME	M07-016622	1.75	36.900	64.58
			SUBTOTAL	**208.48**
11/20/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016732	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-016732	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016732	1.75	36.900	64.58
			SUBTOTAL	**138.08**
11/21/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016798	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M07-016798	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016798	1.75	36.900	64.58
			SUBTOTAL	**106.28**
11/26/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016841	3.00	15.900	47.70
VEHICLE TRAVEL CHARGE	M07-016841	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016841	1.75	36.900	64.58
			SUBTOTAL	**122.18**
11/28/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016866	5.00	15.900	79.50
VEHICLE TRAVEL CHARGE	M07-016866	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016866	1.75	36.900	64.58
			SUBTOTAL	**153.98**
11/30/2007				

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017332

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-016929	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-016929	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-016929	1.75	36.900	64.58
			SUBTOTAL	**138.08**
12/04/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017006	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-017006	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017006	1.75	36.900	64.58
			SUBTOTAL	**138.08**
12/05/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017072	7.00	15.900	111.30
VEHICLE TRAVEL CHARGE	M07-017072	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017072	4.75	36.900	175.28
ATTERBERG LIMIT	M07-017073	8.00	63.000	504.00
SIEVE ANALYSIS 200 ONLY	M07-017073	8.00	71.000	568.00
			SUBTOTAL	**1,368.48**
12/06/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017176	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M07-017176	1.00	9.900	9.90
TECH TIME-CONCRETE TESTING	M07-017176	2.25	36.900	83.03
			SUBTOTAL	**124.73**
12/07/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017177	5.00	15.900	79.50
VEHICLE TRAVEL CHARGE	M07-017177	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017177	2.25	36.900	83.03
			SUBTOTAL	**172.43**

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017332

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
12/11/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017284	8.00	15.900	127.20
VEHICLE TRAVEL CHARGE	M07-017284	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017284	1.75	36.900	64.58
			SUBTOTAL	**201.68**
12/12/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017405	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M07-017405	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017405	1.75	36.900	64.58
			SUBTOTAL	**106.28**
12/14/2007				
CLIENT SERVICES PHASE				
DENNIS C. CHARKOW		1.00	110.00	110.00
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017389	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-017389	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017389	1.75	36.900	64.58
			SUBTOTAL	**248.08**
12/18/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017417	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M07-017417	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017417	1.75	36.900	64.58
			SUBTOTAL	**106.28**
12/19/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017424	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M07-017424	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017424	1.75	36.900	64.58
			SUBTOTAL	**106.28**

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017332

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
12/22/2007				
CMT FIELD & LABORATORY TESTING				
TECHNICAL REVIEW & ADMIN	10%	343.94	1.000	343.94
			SUBTOTAL	343.94
			** TOTAL PROJECT AMD0701000	3,783.34

VISIT OUR WEBSITE AT:
www.rkci.com

INVOICE

INVOICE # :017467

Engineering • Testing • Environmental • Facilities • Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 1/26/2008

SERVICE DATE	12/17/2007	2,130.60
SERVICE DATE	12/26/2007	138.08
SERVICE DATE	01/03/2008	106.28
SERVICE DATE	01/04/2008	106.28
SERVICE DATE	01/07/2008	106.28
SERVICE DATE	01/08/2008	106.28
SERVICE DATE	01/09/2008	106.28
SERVICE DATE	01/10/2008	488.26
SERVICE DATE	01/11/2008	106.28
SERVICE DATE	01/15/2008	106.28
SERVICE DATE	01/22/2008	138.08
SERVICE DATE	01/24/2008	138.08
SERVICE DATE	01/26/2008	377.71
SUBTOTAL INVOICE		4,154.77
AMOUNT DUE THIS INVOICE **		4,154.77

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID	11,569.35
TOTAL DUE AND PAYABLE	**15,724.12**

Project Fee :	47,742.00
Prior Billings:	11,569.35
Total Available :	36,172.65

* Invoices are submitted monthly and are due on receipt. * Carrying charges may be assessed on invoices unpaid beyond 30 days from billing date.
PLEASE PAY FROM THIS INVOICE.

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017467

RK PROJECT MANAGER: DENNIS C. CHARKOW
CLIENT PHONE: 956-787-1891

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017467

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
12/17/2007				
CMT FIELD & LABORATORY TESTING				
ATTERBERG LIMIT	M07-017384	15.00	63.000	945.00
SIEVE ANALYSIS 200 ONLY	M07-017384	15.00	71.000	1,065.00
VEHICLE TRAVEL CHARGE	M07-017384	1.00	9.900	9.90
SAMPLING TIME	M07-017384	3.00	36.900	110.70
			SUBTOTAL	**2,130.60**
12/26/2007				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M07-017538	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M07-017538	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M07-017538	1.75	36.900	64.58
			SUBTOTAL	**138.08**
01/03/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010112	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010112	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010112	1.75	36.900	64.58
			SUBTOTAL	**106.28**
01/04/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010160	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010160	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010160	1.75	36.900	64.58
			SUBTOTAL	**106.28**
01/07/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010265	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010265	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010265	1.75	36.900	64.58
			SUBTOTAL	**106.28**
01/08/2008				

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017467

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010359	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010359	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010359	1.75	36.900	64.58
			SUBTOTAL	**106.28**
01/09/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010360	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010360	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010360	1.75	36.900	64.58
			SUBTOTAL	**106.28**
01/10/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010361	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010361	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010361	1.75	36.900	64.58
ATTERBERG LIMIT	M08-010355	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M08-010355	1.00	173.500	173.50
SIEVE ANALYSIS 200 ONLY	M08-010355	1.00	71.000	71.00
VEHICLE TRAVEL CHARGE	M08-010355	1.00	9.900	9.90
SAMPLING TIME	M08-010355	1.75	36.900	64.58
			SUBTOTAL	**488.26**
01/11/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010499	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010499	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010499	1.75	36.900	64.58
			SUBTOTAL	**106.28**
01/15/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010500	2.00	15.900	31.80

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017467

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
TECH TIME-DENSITY TESTING	M08-010500	1.75	36.900	64.58
VEHICLE TRAVEL CHARGE	M08-010500	1.00	9.900	9.90
			SUBTOTAL	**106.28**
01/22/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010562	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M08-010562	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010562	1.75	36.900	64.58
			SUBTOTAL	**138.08**
01/24/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010629	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M08-010629	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010629	1.75	36.900	64.58
			SUBTOTAL	**138.08**
01/26/2008				
CMT FIELD & LABORATORY TESTING				
TECHNICAL REVIEW & ADMIN	10%	377.71	1.000	377.71
			SUBTOTAL	**377.71**
			**** TOTAL PROJECT AMD0701000**	**4,154.77**

VISIT OUR WEBSITE AT:
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INVOICE

INVOICE # :017586

Engineering * Testing * Environmental * Facilities * Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 2/23/2008

SERVICE DATE	01/29/2008	106.28
SERVICE DATE	01/30/2008	106.28
SERVICE DATE	02/12/2008	138.08
SERVICE DATE	02/14/2008	106.28
SERVICE DATE	02/19/2008	106.28
SERVICE DATE	02/23/2008	56.32
SUBTOTAL INVOICE		619.52
AMOUNT DUE THIS INVOICE **		619.52

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID	15,724.12
TOTAL DUE AND PAYABLE	**16,343.64**

Project Fee :	47,742.00
Prior Billings:	15,724.12
Total Available :	32,017.88

RK PROJECT MANAGER: DENNIS C. CHARKOW
CLIENT PHONE: 956-787-1891

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017586

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
01/29/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010709	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010709	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010709	1.75	36.900	64.58
			SUBTOTAL	**106.28**
01/30/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-010742	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-010742	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-010742	1.75	36.900	64.58
			SUBTOTAL	**106.28**
02/12/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011292	4.00	15.900	63.60
VEHICLE TRAVEL CHARGE	M08-011292	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011292	1.75	36.900	64.58
			SUBTOTAL	**138.08**
02/14/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011395	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011395	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011395	1.75	36.900	64.58
			SUBTOTAL	**106.28**
02/19/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011493	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011493	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011493	1.75	36.900	64.58
			SUBTOTAL	**106.28**
02/23/2008				

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017586

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
CMT FIELD & LABORATORY TESTING				
TECHNICAL REVIEW & ADMIN	10%	56.32	1.000	56.32
			SUBTOTAL	**56.32**
			** **TOTAL PROJECT AMD0701000**	**619.52**

VISIT OUR WEBSITE AT:
www.rkci.com

INVOICE

INVOICE # :017700

Engineering * Testing * Environmental * Facilities * Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 3/22/2008

SERVICE DATE	02/07/2008	106.28
SERVICE DATE	02/15/2008	106.28
SERVICE DATE	02/21/2008	106.28
SERVICE DATE	02/25/2008	106.28
SERVICE DATE	02/26/2008	106.28
SERVICE DATE	02/27/2008	106.28
SERVICE DATE	02/28/2008	106.28
SERVICE DATE	03/13/2008	143.18
SERVICE DATE	03/18/2008	106.28
SERVICE DATE	03/22/2008	99.35
SUBTOTAL INVOICE		1,092.77
AMOUNT DUE THIS INVOICE **		1,092.77

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID	16,343.64
TOTAL DUE AND PAYABLE	**17,436.41**

Project Fee :	47,742.00
Prior Billings:	16,343.64
Total Available :	31,398.36

RK PROJECT MANAGER: DENNIS C. CHARKOW
CLIENT PHONE: 956-787-1891

* Invoices are submitted monthly and are due on receipt. * Carrying charges may be assessed on invoices unpaid beyond 30 days from billing date.
PLEASE PAY FROM THIS INVOICE.

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017700

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
02/07/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011186	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011186	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011186	1.75	36.900	64.58
			SUBTOTAL	**106.28**
02/15/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011589	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011589	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011589	1.75	36.900	64.58
			SUBTOTAL	**106.28**
02/21/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011588	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011588	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011588	1.75	36.900	64.58
			SUBTOTAL	**106.28**
02/25/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011685	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011685	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011685	1.75	36.900	64.58
			SUBTOTAL	**106.28**
02/26/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011713	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011713	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011713	1.75	36.900	64.58
			SUBTOTAL	**106.28**
02/27/2008				

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017700

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011740	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011740	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011740	1.75	36.900	64.58
			SUBTOTAL	106.28
02/28/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-011792	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-011792	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-011792	1.75	36.900	64.58
			SUBTOTAL	106.28
03/13/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-012293	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-012293	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-012293	2.75	36.900	101.48
			SUBTOTAL	143.18
03/18/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-012490	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-012490	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-012490	1.75	36.900	64.58
			SUBTOTAL	106.28
03/22/2008				
CMT FIELD & LABORATORY TESTING				
TECHNICAL REVIEW & ADMIN	10%	99.35	1.000	99.35
			SUBTOTAL	99.35
			** TOTAL PROJECT AMD0701000	1,092.77

VISIT OUR WEBSITE AT:
www.rkci.com

INVOICE

INVOICE # :017845

Engineering * Testing * Environmental * Facilities * Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 4/26/2008

SERVICE DATE	03/25/2008	124.73
SERVICE DATE	03/26/2008	106.28
SERVICE DATE	03/28/2008	124.73
SERVICE DATE	04/01/2008	106.28
SERVICE DATE	04/02/2008	124.73
SERVICE DATE	04/04/2008	106.28
SERVICE DATE	04/26/2008	69.31
SUBTOTAL INVOICE		762.34
AMOUNT DUE THIS INVOICE **		762.34

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID	17,436.41
TOTAL DUE AND PAYABLE	**18,198.75**

Project Fee :	47,742.00
Prior Billings:	17,436.41
Total Available :	30,305.59

RK PROJECT MANAGER:
CLIENT PHONE: 956-787-1891

* Invoices are submitted monthly and are due on receipt. * Carrying charges may be assessed on invoices unpaid beyond 30 days from billing date.
PLEASE PAY FROM THIS INVOICE.

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017845

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
03/25/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-012762	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-012762	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-012762	2.25	36.900	83.03
			SUBTOTAL	**124.73**
03/26/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-012801	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-012801	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-012801	1.75	36.900	64.58
			SUBTOTAL	**106.28**
03/28/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-012946	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-012946	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-012946	2.25	36.900	83.03
			SUBTOTAL	**124.73**
04/01/2008				
CMT FIELD & LABORATORY TESTING				
TECH TIME-DENSITY TESTING	M08-013057	1.75	36.900	64.58
FIELD NUCLEAR DENSITY TEST	M08-013057	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-013057	1.00	9.900	9.90
			SUBTOTAL	**106.28**
04/02/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-013271	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-013271	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-013271	2.25	36.900	83.03
			SUBTOTAL	**124.73**
04/04/2008				

Raba Kistner

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017845

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-013230	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-013230	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-013230	1.75	36.900	64.58
			SUBTOTAL	**106.28**
04/26/2008				
CMT FIELD & LABORATORY TESTING				
TECHNICAL REVIEW & ADMIN	10%	69.31	1.000	69.31
			SUBTOTAL	**69.31**
		** TOTAL PROJECT AMD0701000		**762.34**

VISIT OUR WEBSITE AT:
www.rkci.com

INVOICE

INVOICE # :017975

Engineering * Testing * Environmental * Facilities * Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 5/24/2008

SERVICE DATE	05/01/2008	668.43
SERVICE DATE	05/20/2008	106.28
SERVICE DATE	05/24/2008	77.48
SUBTOTAL INVOICE		852.19
AMOUNT DUE THIS INVOICE	**	852.19

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID	18,198.75
TOTAL DUE AND PAYABLE	**19,050.94**

Project Fee :	47,742.00
Prior Billings:	18,198.75
Total Available :	29,543.25

RK PROJECT MANAGER: DENNIS C. CHARKOW
CLIENT PHONE: 956-787-1891

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :017975

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
05/01/2008				
CMT FIELD & LABORATORY TESTING				
ATTERBERG LIMIT	M08-014107	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M08-014107	1.00	71.000	71.00
VEHICLE TRAVEL CHARGE	M08-014107	1.00	9.900	9.90
SAMPLING TIME	M08-014107	2.25	36.900	83.03
ATTERBERG LIMIT	M08-014108	1.00	63.000	63.00
SIEVE ANALYSIS 200 ONLY	M08-014108	1.00	71.000	71.00
ATTERBERG LIMIT	M08-01406	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M08-01406	1.00	173.500	173.50
SIEVE ANALYSIS 200 ONLY	M08-01406	1.00	71.000	71.00
			SUBTOTAL	668.43
05/20/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-014912	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-014912	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-014912	1.75	36.900	64.58
			SUBTOTAL	106.28
05/24/2008				
CMT FIELD & LABORATORY TESTING				
TECHNICAL REVIEW & ADMIN	10%	77.48	1.000	77.48
			SUBTOTAL	77.48
			** TOTAL PROJECT AMD0701000	852.19

VISIT OUR WEBSITE AT:
www.rkci.com

INVOICE

INVOICE # :018269

Engineering * Testing * Environmental * Facilities * Infrastructure

BILLING DATE :
10/16/2008

PROJECT :
AMD0701000
McColl Road Project

CLIENT :
A14055 Hidalgo County Precinct 2

Raba Kistner

Mr. Humberto Garza
Hidalgo County Precinct 2
301 E. State St.
Pharr, TX 78577

REMITTANCE ADDRESS:
RABA-KISTNER CONSULTANTS, INC.
P.O. BOX 971037
DALLAS, TX 75397-1037
PHONE (210) 699-9090

INVOICE SUMMARY INFORMATION

Pharr, Hidalgo County, Texas; R-K Proposal No. PMD07-308-00
10% Project Admin

FOR PROFESSIONAL SERVICES RENDERED THROUGH: 7/26/2008

SERVICE DATE	05/29/2008	381.98
SERVICE DATE	06/12/2008	90.38
SERVICE DATE	06/16/2008	106.28
SERVICE DATE	07/01/2008	106.28
SERVICE DATE	07/26/2008	68.50
SUBTOTAL INVOICE		753.42
AMOUNT DUE THIS INVOICE **		753.42

THIS IS AN INTERIM INVOICE UNLESS OTHERWISE NOTED

TOTAL OF PREVIOUS INVOICES - CURRENTLY UNPAID	19,050.94
TOTAL DUE AND PAYABLE	**19,804.36**

Project Fee :	47,742.00
Prior Billings:	19,050.94
Total Available :	28,691.06

RK PROJECT MANAGER: DENNIS C. CHARKOW
CLIENT PHONE: 956-787-1891

* Invoices are submitted monthly and are due on receipt. * Carrying charges may be assessed on invoices unpaid beyond 30 days from billing date.
PLEASE PAY FROM THIS INVOICE.

Raba Kistner

BILLING DATE : 10/16/2008

PROJECT : AMD0701000 A14055
McColl Road Project
Hidalgo County Precinct 2

INVOICE # :018269

SALARY / EXPENSE DETAILED BACKUP

DESCRIPTION	REMARKS	QUANTITY	RATE	AMOUNT
05/29/2008				
CMT FIELD & LABORATORY TESTING				
ATTERBERG LIMIT	M08-015234	1.00	63.000	63.00
MOISTURE DENSITY RELATIONSHIP	M08-015234	1.00	173.500	173.50
SIEVE ANALYSIS 200 ONLY	M08-015234	1.00	71.000	71.00
SAMPLING TIME	M08-015234	1.75	36.900	64.58
VEHICLE TRAVEL CHARGE	M08-015234	1.00	9.900	9.90
			SUBTOTAL	**381.98**
06/12/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-015779	1.00	15.900	15.90
VEHICLE TRAVEL CHARGE	M08-015779	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-015779	1.75	36.900	64.58
			SUBTOTAL	**90.38**
06/16/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-015862	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-015862	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-015862	1.75	36.900	64.58
			SUBTOTAL	**106.28**
07/01/2008				
CMT FIELD & LABORATORY TESTING				
FIELD NUCLEAR DENSITY TEST	M08-016515	2.00	15.900	31.80
VEHICLE TRAVEL CHARGE	M08-016515	1.00	9.900	9.90
TECH TIME-DENSITY TESTING	M08-016515	1.75	36.900	64.58
			SUBTOTAL	**106.28**
07/26/2008				
CMT FIELD & LABORATORY TESTING				
TECHNICAL REVIEW & ADMIN	10%	68.50	1.000	68.50
			SUBTOTAL	**68.50**
			** **TOTAL PROJECT AMD0701000**	**753.42**

AI-11724 **17.D.1.**

Request for Approval to declare Salvage Property at Hidalgo County Precinct 4

CC REGULAR

Date: 10/21/2008
Submitted By: Gabriel Navarro, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Prct. 4

Information

CAPTION

Presentation by Hidalgo County Precinct #4 for approval to declare as "Salvage Property" (personal property, other than items routinely discarded as waste, that because of use, time, accident, or any other cause is so worn, damaged or obsolete that it has no value for the purpose for which it was originally intended) the followng items for disposition through sale as scrap metal through County's contracted vendor including, but not limited to:

A) Roll off garbage container asset tag no. 11764 containing miscellaneous scrap metal (estimated to have about fifty U channel bars; one axle, one small empty rusted tank);

B) Roll off garbage container asset tag no. 11765 containing miscellaneous scrap metal (estimated to have about four hundred fifty U channel bars; ten misc. signs, seven street signs);

C) Solid waste collection dumpster asset tag no. 33753 containing miscellaneous scrap metal (estimated to have about two hundred U channel bars);

D) Old motor grader cab (replaced)- asset tag no. N/A.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-360-00-000-000-0-000
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Items #A-D may have potential revenue in the value from the scrap metal sale.

Attachments

Link: Pct. 4 items

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status

1	Purchasing Department		10/17/2008 03:05 PM	PEND
2	Budget & Management	Veronica Lopez	10/16/2008 01:33 PM	APRV
3	Manuel Chapa	Manuel Chapa	10/16/2008 02:40 PM	APRV
4	Auditor's Office	Linda Fong	10/17/2008 03:04 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 03:05 PM	APRV

Form Started By: Gabriel Navarro Started On: 10/15/2008 01:37 PM

Final Approval Date: 10/17/2008

COUNTY of HIDALGO

OSCAR L. GARZA, JR.
1102 N. DOOLITTLE RD.
EDINBURG, TEXAS 78541
OFFICE: (956) 383-3112
FAX: (956) 381-5905

COUNTY COMMISSIONER, PCT. NO. 4

To: Gabriel Navarro, Hidalgo County Purchasing Dept.

From: Gloria Ann Beltran, Hidalgo County Precinct 4 Executive Assistant GAB

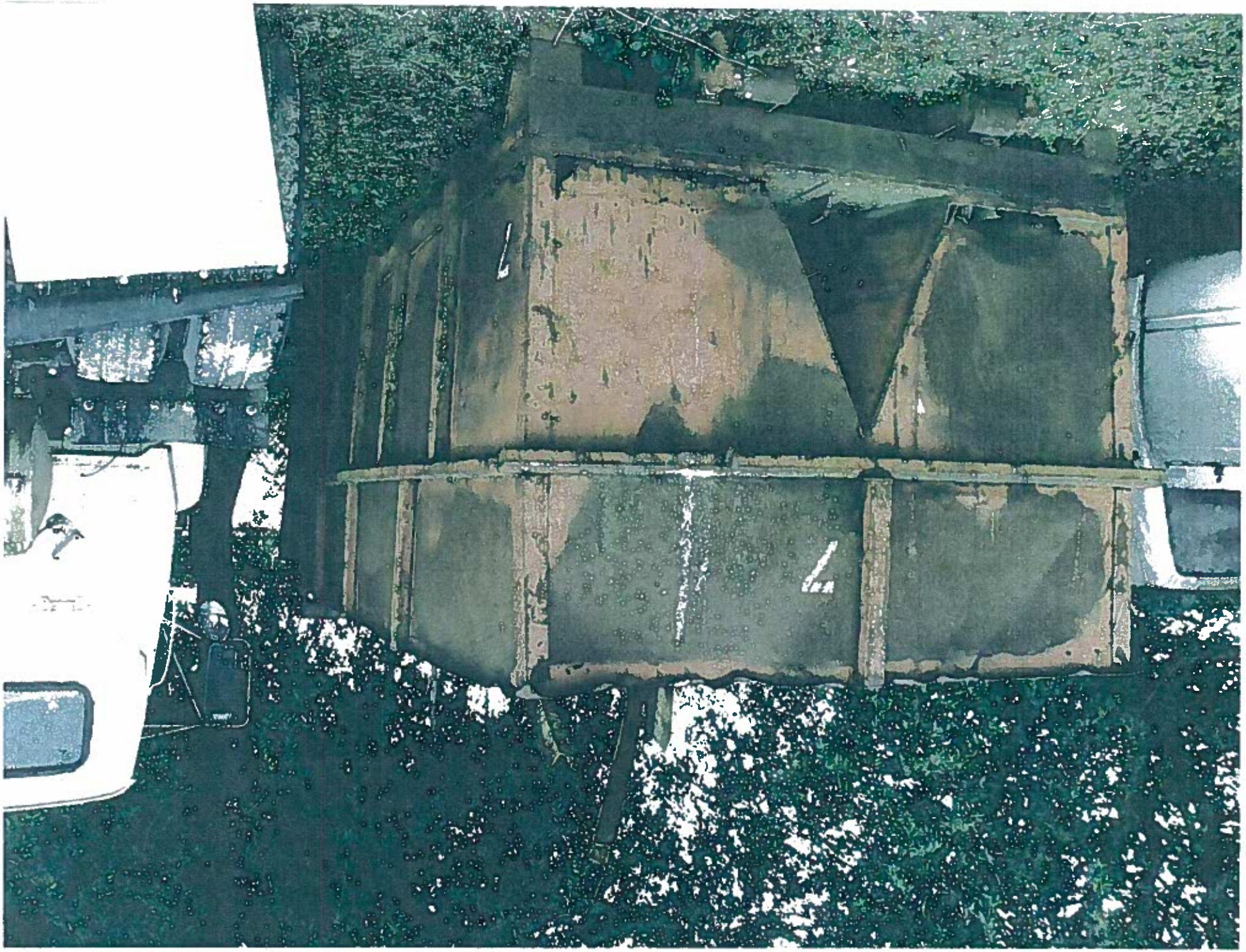
Date: October 15, 2008

Re: Salvage for scrap metal

I am requesting that the following items be approved to declare as "Salvage for scrap metal" for the purpose of disposition through County's contracted vendor.

1. Asset Tag #11764 – Roll off garbage container
2. Asset Tag #11765 – Roll off garbage container
3. Asset Tag #33753 – Solid waste collection dumpster
4. Asset Tag # N/A - Old motor grader cab (replaced)

Items listed above are all located at 1102 N. Doolittle Road, Edinburg, Texas. (Precinct 4 Shop)



DEC 01 2003

AI-11737 **17.D.2.**

Pct. 4-Invoice No. 23 ENG1169-J E Saenz & Associates Inc-C-00-057-02-01

CC REGULAR

Date: 10/21/2008
Submitted By: Letty Saenz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Prct. 4

Information

CAPTION

Presentation for discussion, consideration, acceptance, and approval of Request for Payment for Invoice No. 23 ENG 1169 in the amount of $ 15,000.00 submitted by J. E. Saenz & Associates, Inc. with authority for County Auditor to review and complete processing procedures and for County Treasurer to issue payment in connection with Contract No. C-00-057-02-01 (PO #583717) - "Landfill Cap and Closure, Phase II D" for HIdalgo County Precinct No. 4.

BACKGROUND

Invoice No. 23 ENG 1169-J E Saenz & Associates Inc

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1332-432-00-230-008-0-334
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding pending approval of AI 11792

Attachments

Link: Invoice No. 23 ENG1169

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 02:01 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 02:50 PM	APRV
3	Manuel Chapa	Manuel Chapa	10/16/2008 08:08 PM	APRV
4	Erika Reyna	Erika Reyna	10/17/2008 01:39 PM	APRV
5	Auditor's Office	Linda Fong	10/17/2008 03:08 PM	APRV
6	Court Administrator	Monica Badillo	10/17/2008 03:31 PM	APRV

Form Started By: Letty Saenz Started On: 10/15/2008 03:17 PM

Final Approval Date: 10/17/2008

COUNTY of HIDALGO

EDINBURG, TEXAS 78539

MEMO

DATE: OCTOBER 15, 2008
TO: HIDALGO COUNTY PURCHASING DEPARTMENT
C/O LETICIA (LETTY) SAENZ, CPPB CONTRACTS MANAGER
FROM: HIDALGO COUNTY PRECINCT #4
REF: J.E. SAENZ & ASSOCIATES, INC.
ACCT. #: 8-1332-432-00-230-008-0-334
P.O.#: 583717

HIDALGO COUNTY PCT. #4 IS HEREBY REQUESTING THAT YOUR DEPARTMENT PLEASE PLACE THE FOLLOWING INVOICE **#23 ENG 1169** IN THE AMOUNT OF **$15,000.00**, FROM **J.E. SAENZ & ASSOCIATES, INC.** ON THE NEXT COMMISSIONERS' COURT FOR APPROVAL.

FUNDING TO COVER THIS PAYMENT IS BEING REQUESTED FROM THE DEPARTMENT OF BUDGET AND MANAGEMENT.

SHOULD YOU HAVE ANY QUESTIONS, PLEASE FEEL FREE TO CONTACT MY OFFICE, THANK YOU.

CC: COUNTY FILES
ATTACHMENT: INV. #23 ENG 1169
P.O. 583717

J.E. Saenz & Associates, Inc.

Project Name:

PCT #4 LANDFILL, CLOSURE AND CAP CONSTRUCTION, PHASE II C

INVOICE # 23 ENG 1169

ENG 02.028

10/08/2008

ITEM	DESCRIPTION	UNIT	UNIT PRICE	QTY	COST		WORK COMPLETED TO DATE UNIT	WORK COMPLETED TO DATE AMOUNT TO DATE
	Closure Design and Site Management		**ESTIMATED COST**					
1	Install Methane Probe(8) (immediate)	EA	$1,950.00	8	$15,600.00		8	$15,600.00
2	Report Submittal for Well Installation to TNRCC (June)	LS	$4,500.00	1	$4,500.00		1	$4,500.00
3	HELP & Stability Models (3rd Quarter, 2002)	LS	$10,000.00	1	$10,000.00		1	$10,000.00
4	Closure Design Package, Specs & QC (3rd Qtr, 2002)	LS	$36,500.00	1	$36,500.00		1	$36,500.00
	Well & Probe Monitoring & Reporting (est only)							$0.00
5	Year 2002 (see disclaimers below)	EA	$12,450.00	4	$49,800.00		4	$49,800.00
6	Minor Amendment Submittal (3rd Qtr)	LS	$5,000.00	1	$5,000.00		1	$5,000.00
	Funds needed, Year 2002				**$121,400.00**			**$121,400.00**
	Closure Construction, (To be done by others)							
ITEM	**DESCRIPTION**	**UNIT**	**UNIT PRICE**	**QTY**	**COST**			
7	Closure Construction QC, Certifications, & Reporting	LS	$75,000.00	1	$75,000.00		100%	$75,000.00
8	Reshaping and Contouring Existing Soil	CY	$2.50	38500	$96,250.00			N/A
9	Importing Soil & Filling Contours, Intermediate Layer	CY	$5.50	50000	$275,000.00			N/A
10	GCL	SF	$0.40	800000	$320,000.00			N/A
11	Importing Soil & Placement, Erosion Layer	CY	$5.50	27500	$151,250.00			N/A
12	Hydromulching and Slope Stabilization	SF	$0.10	200000	$20,000.00			N/A
	Subtotal				**$937,500.00**			N/A
13	Contingency				$144,525.00			N/A
	Subtotal				**$1,082,025.00**			**$75,000.00**
	Construction Management & Extended Reporting							
14	Site Management during Construction	LS	$176,600.00	1	$176,600.00		100%	$176,600.00
15	Plans, construction surveys	LS	$57,000.00	1	$57,000.00		100%	$57,000.00
16	Project Management	LS	$84,000.00	1	$84,000.00		100%	$84,000.00
17	Year 2003 (see disclaimers below)	EA	$12,450.00	4	$49,800.00		4	$49,800.00
	SUBTOTAL CONSTRUCTION MANAGEMENT				**$367,400.00**			**$367,400.00**
	Extended Reporting:							
	Well & Probe Monitoring & Reporting (est only)							
18	Year 2004, including Statistical Plan	EA	$21,450.00	2	$42,900.00		100%	$42,900.00
19	Year 2005, includes Detection Monitoring Stats	EA	$14,450.00	2	$28,900.00		2	$28,900.00
20	Year 2006	EA	$14,450.00	2	$28,900.00		2	$28,900.00
21	Year 2007	EA	$15,000.00	2	$30,000.00		2	$30,000.00
22	Year 2008	EA	$15,000.00	2	$30,000.00			
23	Year 2009	EA	$15,000.00	2	$30,000.00			
24	Closure Documentation	EA	$11,100.00	1	$11,100.00		100%	$11,100.00
	SUBTOTAL REPORTING, YEAR 2003 - 2006, 2007-2009, ESTIMATES			**SUB-TOTAL**	**$201,800.00**			**$141,800.00**
	TOTAL PROJECTED ENGINEERING AND PROJECT MANAGEMENT COSTS				**$765,600.00**		**TOTAL**	**$705,600.00**

Disclaimers:

1) Any issues that fall outside statistical parameters, that require additional testing, monitoring, reporting, and/or construction.
2) Any removal or redrilling or additional wells required.
3) Any changes demanded based on geologic/statistical comparatives or regulatory requirement changes.
4) Additional quantities for item # 1 above are for the Gas Modification plan

TOTAL, TO DATE	**$705,600.00**
AMOUNT PREVIOUSLY INVOICED	**$690,600.00**
TOTAL DUE, THIS INVOICE	**$15,000.00**

INVOICE RECEIVED BY: _____ on 10-8-08

GOODS/SERVICES RECEIVED BY: _____ 10-6-08

8-1362432-00-230-0080-334

Pct. # 450

Pur. Req. # 10651

Purchase Order
COUNTY OF HIDALGO

PO#: 583717

DATE: 04/18/07

VENDOR: 188999 REQ:00108651
FAX (956)383-3736 Email:
Phone:(956)383-2984
J.E. SAENZ & ASSOCIATES, INC.
P.O. BOX 3293
EDINBURG TX 78540

BUYER:
SHIP TO: HIDALGO CO. PCT 4
1102 N. DOOLITTLE RD.
EDINBURG TX 78539

CONTACT:
SITE: HIDALGO CO. PCT 4

Special Instructions:
PCT. REQ. #450

VENDOR NOTES
1. DO NOT ADD TO, OR ALTER THIS PURCHASE ORDER. THIS ORDER IS NOT RENEWABLE.
2. TAX EXEMPTION: THIS PURCHASE ORDER MAY BE ACCEPTED IN LIEU OF EXEMPTION CERTIFICATE.
3. THIS ORDER IS ALSO PLACED F.O.B. DESTINATION. VENDOR MUST REPAY ALL SHIPPING COSTS.
4. INVOICE EACH PURCHASE ORDER SINGLY. ORIGINAL INVOICES ARE REQUIRED CUSTOMER COPY MAY BE ACCEPTED. OUT NUMBER MUST APPEAR ON ALL INVOICES, BILLS OF LADING, AND PACKAGES.
5. PAYMENT WILL BE MADE ONLY FOR A BONA FIDE AND FULLY COMPLETED ORDERS, UNLESS OTHERWISE ATTACHED.

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
1	LOT	DO NOT DUPLICATE ORDER CONTRACT #00-057-02-01 ****NOTE **** Previous Purchase Orders associated with this contract where 366633 and 565707, this purchase order will be a continuation of this P.O.'s and for services for modification to contract as stated below. ****Modification to C-00-057-02-01 approved Commissioners' Court of May 03, 2005**** The scope of service submitted by J.E. Saenz & Associates, Inc. is for the "Closure Documentation Phase" as required by TCEQ and for "Extension of Ground Water Detection Monitoring" for Hidalgo County Precinct #4 Landfill, Municipal Solid Waste Permit No. 1593A, attached hereto is Phase II, Part D. ****Fees for this modification are as followed **** (a) Continued bi-annual monitoring and reporting for years (3) 2007, (4) 2008, (5) 2009 is $30,000.00 per year. (b) Closure Documentation will be $11,100.00 ***Note***P.O. will increase as funding becomes available**** REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233	41,450.00	41,450.00

Authorized by: Martha L. Salazar

Purchase Order

COUNTY OF HIDALGO

PO#: 583717

DATE: 04/18/07

VENDOR: 188999 REQ:00108651
FAX (956)383-3736 Email:
Phone:(956)383-2984
J.E. SAENZ & ASSOCIATES, INC.
P.O. BOX 3293
EDINBURG TX 78540

BUYER:
SHIP TO: HIDALGO CO. PCT 4
1102 N. DOOLITTLE RD.
EDINBURG TX 78539

CONTACT:
SITE: HIDALGO CO. PCT 4

Special Instructions:
PCT. REQ. #450

VENDOR NOTES

1. DO NOT ADD TO, OR ALTER THIS PURCHASE ORDER. THIS ORDER IS NOT RENEWABLE.
2. TAX EXEMPTION: THIS PURCHASE ORDER MAY BE ACCEPTED IN LIEU OF EXEMPTION CERTIFICATE.
3. THIS ORDER IS ALSO PLACED F.O.B. DESTINATION. VENDOR MUST REPAY ALL SHIPPING COSTS.
4. INVOICE EACH PURCHASE ORDER SINGLY. ORIGINAL INVOICES ARE REQUIRED CUSTOMER COPY MAY BE ACCEPTED. OUT NUMBER MUST APPEAR ON ALL INVOICES, BILLS OF LADING, AND PACKAGES.
5. PAYMENT WILL BE MADE ONLY FOR A BONA FIDE AND FULLY COMPLETED ORDERS, UNLESS OTHERWISE ATTACHED.

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		Total		41,450.00

****

For Hidalgo County use only

8 1-1100-432-00-124-001-0-334 41,450.00

+15,000.00 PO (1)

Approved ---------- $56,450.00 8-15 CS

8 -1332-432-00-230-008-0-334

$11,450.00

Authorized by: Manuel Salazar

Leticia Saenz

From: Rumaldo Munoz [rumaldo.munoz@co.hidalgo.tx.us]
Sent: Wednesday, October 15, 2008 9:52 AM
To: leticia.saenz@co.hidalgo.tx.us
Subject: Please Place on Agenda
Attachments: Memo to place Inv. on C.C..PDF; Inv. #23 ENG 1169.PDF; P.O. 583717.PDF; P.O. 5837170001.PDF

Morning

Please place this item on the agenda, i have requested from Dina at budget office to move monies to cover this invoice

Thanks Munoz

No virus found in this incoming message.
Checked by AVG.
Version: 7.5.524 / Virus Database: 270.8.0/1726 - Release Date: 10/15/2008 7:29 AM

AI-11747 **17.D.3.**

SOQ - PCT NO 4 SURVEYOR
CC REGULAR

Date: 10/21/2008
Submitted By: Laura Moya, PURCHASING DEPT.
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Prct. 4

Information

CAPTION

A. Requesting exemption from competitive bidding requirements under the Texas Local Government Code, Section 262.024 (A)(4) a professional service for Surveying Services in connection with Hidalgo County Precinct No 4 Paved & Unpaved Project on an as needed basis;

B. Presentation of scoring grid (for the purposes of ranking by CC) of the firms graded & evaluated through the County's approved "pool" of surveyors in connection with professional Surveying Services required for Hidalgo County Precinct No 4 Paved & Unpaved Project on an as needed basis;

1st._____; 2nd._____;
3rd._____;

C. Authority for the Purchasing Department to negotiate a professional Surveyor Services Contract with the No.1 ranked firm of _____ for the provision of Surveying Services for Hidalgo County Precinct No 4 Paved & Unpaved Project on an as needed basis;

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1204-431-00-124-007-0-731
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available balance as of 10-16-08 $202,808.85.

Attachments

Link: GRID
Link: Last Weeks agenda

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 02:38 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 02:54 PM	APRV

3	Manuel Chapa	Manuel Chapa	10/16/2008 08:00 PM	APRV
4	Auditor's Office	Linda Fong	10/17/2008 11:15 AM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 02:09 PM	APRV

Form Started By: Laura Moya

Started On: 10/15/2008 04:13 PM

Final Approval Date: 10/17/2008

AGENDA ITEM NO 11747

HIDALGO COUNTY Precinct No 4

FOR

Road Construction & Drainage Improvements on Precinct No 4 PAVED/UNPAVED PROJECTS ON AN "AS-NEEDED" BASIS
Surveying Services

GRID

Survyors

	Quintanilla, Headley & Associates	**Millennium Engineers Group, Inc**	**Rodriguez Engineering**
Evaluator No 1	**97**	**93**	**90**
Total Scores	**97**	**93**	**90**
RANKING by Commissioner's Court			

AI-11656 **16.F.1.**

SOQ - PCT #4 ENGINEER SVCS

CC REGULAR

Date: 10/14/2008

Submitted By: Laura Moya, PURCHASING DEPT.

Department: PURCHASING DEPT.

Agenda Area: Purchasing Department **Purchasing only:** Prct. 4

Information

CAPTION

A. Requesting exemption from competitive bidding requirements under the Texas Local Government Code, Section 262.024 (A)(4) a professional service required engineering services in connection with Hidalgo County Precinct No 4 Road Construction & Drainage Improvements of Paved/Unpaved Project on an as needed basis;

B. Presentation of scoring grid (for the purposes of ranking by CC) of the firms graded & evaluated through the County's approved "pool" of engineers in connection with professional engineering services required for Hidalgo County Precinct No 4 Road & Drainage Improvements of Paved/Unpaved Project on an as needed basis;

1st._____; 2nd._____; 3rd._____;

C. Authority for the Purchasing Department to negotiate a professional Engineering Services Contract with the No.1 ranked firm of _____ for the provision of Engineering Services for Hidalgo County Precinct No 4 Road Construction & Drainage Improvements of Paved/Unpaved Project on an as needed basis;

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1204-431-00-124-007-0-731

FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available balance as of 10/10/08 $202,808.85

Attachments

Link: GRID

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/10/2008 02:17 PM	APRV
2	Budget & Management	Veronica Lopez	10/10/2008 02:57 PM	APRV
3	Manuel Chapa	Manuel Chapa	10/10/2008 04:12 PM	APRV
4	Auditor's Office		10/10/2008 04:18 PM	NEW

Form Started By: Laura Moya Started On: 10/09/2008 11:36 AM

Final Approval Date: 10/10/2008

AGENDA ITEM NO 11656

HIDALGO COUNTY Precinct No 4

FOR

Road Construction & Drainage Improvements on Precinct No 4 PAVED/UNPAVED PROJECTS ON AN "AS-NEEDED" BASIS
Engineer Services

GRID

Engineer Firms

	Quintanilla, Headley & Associates	Rodriguez Engineer	R.E. Garcia
Evaluator No 1	**95**	**83**	**86**
Total Scores	**95**	**83**	**86**
RANKING by Commissioner's Court			

AI-11712 **17.E.1.**

Digital Mobile Radios
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Constables

Information

CAPTION

Constable Pct. No. 1
Requesting authority for Hidalgo County to purchase six (6) 53 SL EF Johnson VHF 100 watt 256 channel radios through the County's membership/participation with TASB-Buyboard's awarded vendor Sat Radio Communication, LTD, dba, Industrial Communications contract #285-08 req. #137934 for the Constable Precinct 1 in the amount of $17,353.44.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 81100421002910010748
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

$17,353.44 available balance in pending requisition no. 137934 as of 10/17/08. rc

Attachments

Link: Digital Mobile Radios

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 03:19 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 03:55 PM	APRV
3	Rosalinda Cantu	Rosie Cantu	10/17/2008 03:39 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW
Form Started By: Matilde Faz			Started On: 10/15/2008 09:37 AM	
Final Approval Date: 10/17/2008				

Requisition

Req # 00137934

PO #

Date: 08/19/08

Regular # 11712 19/21/08

Bill To: x
x

Vendor : 309966

SAT RADIO COMMUNICATION LTD
DBA INDUSTRIAL COMMUNICATIONS
1019 E EUCLID
SAN ANTONIO TX 78212
FAX (210)226-3997

Ship To: CONSTABLE PCT 1 PL 1
1902 JOE STEPHENS
SUITE 303
WESLACO TX 78596

Contact: **Blanca Sanchez**
956-447-3775

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		Purchase digital mobile radios DO NOT DUPLICATE ORDER		
6	EACH	53SL EF Johnson VHF 100 Watt 256 Channel with Single Key DES-OFB	2,060.00	12,360.00
6	EACH	Remote Control Head	550.00	3,300.00
6	EACH	Project 25 Digital CAI	350.00	2,100.00
6		Conventional System	550.00	3,300.00
1	EACH	Discount	-4,212.00	-4,212.00
1	EACH	S/H	505.44	505.44
		Account No	Encumbrance	
		8-1100-421-00-291-001-0-748	17,353.44	
			Freight	.00
			Total	17,353.44
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

6 Asset #'s 48663 64 65 66 67 68

Purchased

Authorized By: _____

Req # 137934

NATIONAL MOTOROLA Communications SERVICE	**Industrial Communications** 1019 East Euclid San Antonio, Texas 78212 Phone: 210-226-3682 ext. 525 Fax: 210-224-2735	**Quote #: 091208**

Joe Rivera Hidalgo County Sheriff's Department P.O. Box 359 Edinburg, Texas 78540	Phone: 956-447-3775 Fax: 956-393-6021 Email: joel.rivera@co.hidalgo.tx.us	Date: 10/14/2008 **Rep.: Sandie Kidd** skidd@indcom.net (210)365-8870 mobile

Qty	Item #	Description	Price	Total
6	53SL	EF JOHNSON VHF 100 WATT 256 CHANNEL WITH SINGLE KEY DES - OFB	$2,060.00	$12,360.00
6		REMOTE CONTROL HEAD	$550.00	$3,300.00
6		PROJECT 25 DIGITAL CAI	$350.00	$2,100.00
6		CONVENTIONAL SYSTEM	$550.00	$3,300.00
		LESS DISCOUNT		**$4,212.00**
		PER BUY BOARD PRICING CONTRACT # 285-08		
			Sub Total	16,848.00
			Shipping & Handling	$505.44
			Taxes	$.00
			TOTAL	$17,353.44

Approved By:

Purchase Order #:

Comments:

Thank you for your business.

Req # 137934

Vendor Contract Information

Proposal Documents | Back

Vendor: Industrial Communications
Address: 1019 E. Euclid
San Antonio, TX 78212
Phone: (210) 226-3682
Contact: Judy Markowski
Email: jmarkowski@indcom.net
Federal ID: 74-2861713
HUB Vendor: Yes
Small Business: Yes
Women Owned Business: Yes
Accepts RFQs: Yes
Contract: Radio Communication Products #285-08
Effective Date: 4/1/2008
Expiration Date: 3/31/2011
Payment Terms: Net 30 days
Delivery Days: 10
Shipping Terms: Free Shipping
Freight Terms: FOB Destination
Ship Via: Best Way
Quote Reference Number: JLM012008
Regions Served: All Texas Regions
States Served: All States
Vendor Exceptions: None
Return Policy: Within 30 days of purchase in original packaging.

[Log Out]

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AI-11609 **17.F.1.**

Backup Equipment for Computer
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** IT Department

Information

CAPTION

Requesting authority to purchase computer equipment, software and/or peripherals through our membership/participation with (DIR) Department of Information Resource with the following awarded vendor:
A. Calence DIR-SDD-235 through requisition #140641 in the amount of $29,817.40
B. Calence DIR-SDD-235 through requisition #141121 in the amount of $10,289.40

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-415-00-200-002-0-745 & 748
FUNDS AVAILABLE Y/N?: Y/pending **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding for this item is pending approval of transfers into object code 745, AI 11,773 & 748 AI 11,772.

Total quote amount from Calence is $40,106.80.

Object code breakdown 745 --> 29,817.40 & 748 --> 10,289.40.

Attachments

Link: agreement
Link: funding
Link: Battery backup for computers

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/08/2008 11:04 AM	APRV
2	Budget & Management	Veronica Lopez	10/08/2008 11:07 AM	APRV
3	Ivan Cantu	Ivan Cantu	10/08/2008 11:16 AM	APRV
4	Auditor's Office	Linda Fong	10/15/2008 11:47 AM	APRV
5	Sergio Cruz	Sergio Cruz	10/15/2008 02:33 PM	APRV

6	Ivan Cantu	Ivan Cantu	10/16/2008 01:29 PM	APRV
7	Linda Fong	Linda Fong	10/17/2008 02:56 PM	APRV
8	Court Administrator	Monica Badillo	10/17/2008 03:05 PM	APRV

Form Started By: Matilde Faz Started On: 10/07/2008 04:33 PM

Final Approval Date: 10/17/2008

451-8628
Req #140641

30kva APC MDF Install
Statement of Work

for

County of Hidalgo

Statement of Work No. 200810117-s1

October 13, 2008

Developed By

Calence, LLC

Corporate Office
1560 W. Fountainhead Parkway, 2nd Floor
Tempe, AZ 85282

McAllen Office
2712 N. McColl Rd.
McAllen, TX 78501

CALENCE™

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This Statement of Work is made effective _____ ("Effective Date") by and between Calence, LLC ("Calence") and County of Hidalgo ("Hidalgo County" or "Customer") and is delivered pursuant and subject to the terms and conditions of the Contract for Products and Related Services, DIR Contract No. DIR-SDD-235 dated July 12, 2006 (the "Agreement") between Calence and State of Texas Department of Information Resources ("DIR"). This Statement of Work will be incorporated by reference into the Agreement and become a part of the Agreement upon execution by both parties. Unless otherwise indicated, capitalized terms used herein that are defined in the Agreement will have the same meanings as in the Agreement. In the event of any conflict between this Statement of Work and the Agreement, the Statement of Work will control.

Objectives

Calence will meet the following Services objectives:

- Install the following equipment for Hidalgo County:
  - 1 - APC SUVTR30KF5B5S
  - 1 - APC SY8K8RMP
  - 1 - AR3100 Netshelter SX
  - 1 - AP7801
  - 1 - SYA8K8RMP

Scope and Approach

Calence will perform the following Services:

Project Management

- Be the primary point of contact to Client on all project issues, needs and concerns
- Conduct an initial planning meeting prior to the start of the project
- Complete change-request documentation as required
- Manage Client expectations and satisfaction throughout the project
- Schedule and coordinate the necessary resources to support the project
- Identify, escalate and document project issues as necessary
- Provide team leadership and guidance
- Create and maintain a project plan in conjunction with County of Hidalgo and measure weekly progress against mutually agreed-upon milestones
- Schedule and conduct team update/status meetings
- Schedule and conduct project status meetings with County of Hidalgo's designated project representative
- Prepare written status reports for County of Hidalgo at mutually agreed-upon intervals

APC Battery Backup Core Install

- Equipment that will be supported by each APC unit has already been determined between County of Hidalgo IT personnel and Calence
- County of Hidalgo will perform installation of electrical power as per manufacturers specifications
  - SUVTR30KF5B5S - Hard Wire 5-wire (3PH + N + G)
  - SYA8K8RMP – Hard Wire 4-wire (2PH+N+G)
- County of Hidalgo will not apply power to the equipment until installation has been confirmed by Calence staff
- If equipment is powered up before Calence confirmation, the warranty becomes void
- Calence staff will power on equipment:
  - Perform diagnostics
  - Configure network management functions
  - Configure PCNS for critical servers connected to battery backup
- Calence will perform power failure simulations for testing purposes
  - Maintenance bypass hardware
  - Maintenance bypass software
  - Simulated power failure with successful load assumption
  - Successful power down of server when run time reaches minimum specified

Developed Works

Calence will provide the following Developed Works:

- Electronic copies of network configurations.

All rights and title to any Developed Works shall belong to Customer. All rights and title to Copyright Materials and Trade Secret Materials shall belong to Calence, subject to the license expressly granted in this Statement of Work. All rights and title to Calence Resources shall belong to Calence, without any license with respect thereto Customer or any third party. All rights not expressly granted by Calence hereunder are reserved by Calence.

Subject to Customer's performance of its obligations under this Statement of Work, including its payment obligations, Calence hereby grants to Customer a nonexclusive, nontransferable, limited license (without the right to grant sublicenses), to use, execute, copy and create derivative works of the Copyright Materials, and to use Trade Secret Materials: (i) solely for Customer's internal business purposes; (ii) not for the benefit of, or access by, any third party other than Customer's contractors who are subject to written agreements consistent with this Statement of Work and who act solely for the benefit of Customer; and (iii) subject to all other provisions of the Agreement and this Statement of Work.

For the purposes of this Statement of Work:

- "Calence Resources" means all software, documentation, information and materials used by Calence, or by Calence's contractors on behalf of Calence, in Calence's performance under this Statement of Work.
- "Copyright Materials" means all works of authorship recorded or copied in the Developed Works, and which may include designs, plans, blueprints, manuals, diagrams, activity reports, security assessments, and other written materials.
- "Trade Secret Materials" means all non-public information that is provided to Customer under this Statement of Work, and which may include patent applications, trade secrets, technical and non-

technical data, business methods and models, drawings, processes, formulas, ideas, concepts, know-how, techniques, sketches, models, inventions, processes, algorithms, formulas, and including information regarding experiments, developments, designs and specifications.

Assumptions and Requirements

The following assumptions and requirements apply for this Services engagement:

1. All software, hardware, network wiring, permits, licenses and rights of way necessary for the completion of this project will be acquired and/or installed by County of Hidalgo in a timeframe that allows Calence to complete or meet the project-specific milestones.
2. County of Hidalgo and its employees, contractors, and agents will: (a) cooperate with any reasonable request of Calence, (b) provide input throughout the project and will review progress at review meetings requested by Calence; and (c) provide Calence with access to all of County of Hidalgo's information, documentation and technology, necessary for Calence to perform the Services in accordance with this Statement of Work/Standalone Services Agreement, including a list of all Client and third-party contacts necessary for Calence to do so. Such cooperation, input, and access are critical to this project, and County of Hidalgo's representation at all review meetings is essential.
3. County of Hidalgo will ensure that the Calence project staff is given access to all necessary facilities and workspace, and is provided all furniture, supplies and equipment (telephones, faxes, LAN connectivity, printer access, dial-out modem lines, passwords, keys, etc.) required to successfully perform, troubleshoot, and complete the Services for the duration of the Services. In addition, County of Hidalgo will ensure that the work environment is free of hazardous materials and free from asbestos, and that all Calence personnel are provided with all necessary safety equipment and training while on County of Hidalgo's or its customer's site.
4. County of Hidalgo is responsible for providing adequate and secure onsite storage for all deliveries.
5. County of Hidalgo is responsible for: (a) Back-up and/or data migration of existing data unless otherwise agreed to by Calence; (b) Computer system and network designs; and (c) Component selection as it relates to the performance of the computer system and/or the network.
6. Work estimates assume the Services will be completed within the duration stated in the Timeframes section below. Calence is not responsible for delays or repeated tasks caused by factors outside Calence's control. These factors include availability of Client personnel, equipment and telecommunication provider services. County of Hidalgo will compensate Calence for any out-of-scope work requested by County of Hidalgo on an hourly basis at Calence's standard hourly rates (unless otherwise agreed to in writing by the parties).
7. All Services will be performed over a consecutive timeframe unless otherwise provided herein or agreed to by Calence in writing. Calence will schedule resources upon receipt and acceptance of a fully executed Statement of Work/Standalone Services Agreement and a Purchase Order (to the extent required) from County of Hidalgo. Calence will use commercially reasonable efforts to take into account County of Hidalgo's schedule, but in all events the performance of the Services is subject to the availability of Calence personnel and resources, as determined by Calence. Any cancellations or changes in a project schedule that are requested by County of Hidalgo and that do not proximately result from an act or omission by Calence will be subject to a charge of 4 hours billed at the rate of $150 per hour.
8. Any onsite skills transfer that takes place during this project will not replace the manufacturer's formal system implementation and administration classes.
9. County of Hidalgo will communicate any issues or concerns with respect to the Services or Deliverables in a timely manner.

Timeframes

Calence estimates that the Services described herein will be completed within 2 weeks after the start of the project.

Fees

Consulting Fees

Services will be provided for the fixed fee listed below.

	Fixed Consulting Fee
County of Hidalgo – SUVTR30KF5B5S	$3,145.00
County of Hidalgo – SY8K8RMP	$1,515.00

Pricing Assumptions

1. Consulting Fees pricing does not include any necessary hardware/software costs, and expenses are not reimbursable.
2. Shipping and taxes, if applicable, are not included.
3. All prices are in U.S. dollars.
4. The work to be performed will be completed during normally scheduled working hours (8:00 A.M. to 5:00 P.M. local time Monday through Friday), excluding Calence observed holidays (New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving Day, The day after Thanksgiving, Christmas Eve, Christmas Day).

Invoicing and Payment

Hidalgo County will be invoiced monthly, based on the percentage of the Services completed that month, and will pay each invoice within 30 days from the date that Hidalgo County receives the invoice, per Texas Government Code, chapter 2251.

Customer will be invoiced for any "product" (i.e., hardware, software, documentation, accessories, materials, supplies and parts) associated with this Statement of Work upon delivery to a common carrier. Payment for any invoice for product (as listed above) is due within 30 days from the date that Hidalgo County receives the invoice, per Texas Government Code, chapter 2251.

Credit Approval

This Statement of Work is subject to credit approval by Calence. Hidalgo County agrees to submit such financial information from time to time as may be reasonably requested by Calence for the establishment and/or continuation of credit terms.

Location

The engagement will be performed at Hidalgo County's facilities located at 100 N. Closner Blvd., Edinburg, Texas 78539.

Customer Contact Information

County of Hidalgo 's management contact for this engagement is Renan Ramirez (phone:956.292.7010; fax: 956.318.2152; email:renan@co.hidalgo.tx.us), who will be responsible for making the arrangements necessary to accommodate Calence staff members and provide them with the County of Hidalgo resources required to complete the project.

Change Management

Calence reserves the right to increase the fees and other amounts due to it hereunder in the event any of the assumptions or requirements set forth in this Statement of Work are unperformed or incorrect, or if Hidalgo County requests Calence to provide additional services outside the scope of Services. In any such event, Calence will have no obligation to perform the affected Services or any additional services unless both parties have agreed, in writing, to the increased fees and/or the additional scope, as applicable, in the form of an addendum to this Statement of Work.

Escalation Procedure

Communications from Customer to Calence concerning the Services provided under this Statement of Work will be escalated in accordance with the following table. Names are listed in the order in which escalation occurs.

Title	Name	Contact Information
Account Manager	Diana Berger	Phone: 956.661-5561 Fax: 956.661.5550 Email: diana.berger@calence.com
Project Manager	David Avila	Phone: 956.975.1635 Fax: 956.661.5550 Email: david.avila@calence.com
Consulting Director	William A. Tew	Phone: 956.661.5559 Fax: 956.661.5550 Email: william.tew@calence.com

Acceptance Date

This offer of Services will be good through November 7, 2008. Signature by Hidalgo County indicates acceptance and authorization to proceed with the Services.

Invoicing Procedures

Calence will send invoices to:

County of Hidalgo

100 N. Closner Blvd.

Edinburg, Texas 78539.

Attention: Accounts Payable

Accounts Payable Contact: _____

Phone: _____

Select one of the following below:

☐ Customer issues system-generated Purchase Orders for service engagements.
Please fill in the PO Number below and attach a hard copy of the Purchase Order to this signed Statement of Work. Note: Services cannot be performed until a hard copy of the Purchase Order is received.

P.O. Number _____

☐ Customer does NOT issue system-generated Purchase Orders for service engagements. Accordingly, performance of and payment for any services under this Statement of Work do not require, and are not contingent upon, the issuance of any Purchase Order or other similar document.
If Customer requires Calence to include an internal reference number on invoices, please fill in the reference information below.

Internal Billing Reference Number/Name: _____

IN WITNESS WHEREOF, Customer and Calence have executed this Statement of Work effective as of the Effective Date. Customer, by signing below, expressly acknowledges and affirms that Customer has carefully read and agrees to this entire Statement of Work, and that this Statement of Work is a binding agreement between Calence and Customer. Customer and the individual signing this Statement of Work on behalf of Customer represent that he/she is expressly invested with the requisite authority to execute this Statement of Work on behalf of Customer and bind Customer in this matter.

Calence, LLC	**County of Hidalgo**
Signature: _____	Signature: _____
Name: _____	Name: _____
Title: _____	Title: _____

AI-11772 **35.0.0.**

Interdept transfer from Countywide Contingency to Comptuer Dept. (1100)

CC REGULAR

Date: 10/21/2008
Submitted By: Ivan Cantu, BUDGET & MANAGEMENT
Submitted For: Valde Guerra
Department: BUDGET & MANAGEMENT
Agenda Area: Budget and Management

Information

CAPTION

Computer Department:
Approval of 2008 interdepartmental transfer from Countywide Administration - Contingency to Computer Dept (1100) in the amount of $10,300.00.

BACKGROUND

Please refer to Purchasing agenda item #11609 To fund a portion of the Calence quote for battery backup equipment, object code 748 "Other Equipment".

Total quote amount from Calence is $40,106.80

Object code breakdown 745 --> 29,817.40; 748 --> 10,289.40.

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-415-00-XXX-002-0-XXX
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**
BUDGETARY IMPACT:
8-1100-415-00-115-002-0-899 --> 8-1100-415-00-200-002-0-748 $10,300.00; funds available as of 10-16-08.

Attachments

Link: Computer Dept interdept transfer (1100)

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
		Ivan Cantu	10/16/2008 10:21 AM	CREATED
1	Ivan Cantu (Originator)	Ivan Cantu	10/16/2008 11:34 AM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 01:35 PM	APRV
3	Veronica Lopez			NEW
4	Auditor's Office			
5	Purchasing Department			
6	Court Administrator			

Form Started By: Ivan Cantu Started On: 10/16/2008 10:21 AM

DATE: October 16, 2008

DEPARTMENT HEAD: Valde Guerra

2008
Transfer

DEPARTMENT NAME: Dept of Budget & Mgmt for Computer Dept.

ACCOUNT NUMBER: 8-1100-4XX-00-1XX-0XX-0-XXX

CONTACT PERSON: Ivan Cantu PHONE: (956) 292-7025 Ext. 5425

SUBJECT: Interdepartmental Transfer/s in Accordance with Local Government Code Chapter 111, Subchapter C.

Honorable Commissioners Court of Hidalgo County

I would like to request the following interdepartmental transfer/s (transfer details on the reverse side) in accordance with Local Government Code Chapter 111 Subchapter C

INCREASE/DECREASE ACCOUNT NUMBER	ACCOUNT (OBJECT) NAME	AMOUNT
FROM		
8-1100-415-00-115-002-0- 899	CO. WIDE ADM.- CONTINGENCY	(10,300.00)
TO		
8-1100-415-00-200-002-0- 748	COMPUTER DEPT- OTHER EQUIPMENT	10,300.00
	TOTAL BUDGET INCREASE (DECREASE)	0.00

REASON: To fund a portion of the battery backup equipment for countywide use. Refer to AI 11609 under Purchasing Dept. Total quote amount from Calence is $40,106.80. Object Code 745 $29,817.40, object code 748 $10,289.40.

SIGNATURE

COMMISSIONERS COURT

DATE

ATTEST, COUNTY CLERK

AI-11773

2.P.

Line item transfer Computer Dept. (1100) for battery backup equipment

CC CONSENT

Date: 10/21/2008
Submitted By: Ivan Cantu, BUDGET & MANAGEMENT
Submitted For: Valde Guerra
Department: BUDGET & MANAGEMENT
Agenda Area: Intradepartmental Transfers

Information

CAPTION
2008 - Computer Department (1100)

BACKGROUND
To fund a portion of the battery backup equipment for Countywide use. Refer to Purchasing AI #11609

Total quote amount from Calence is $40,106.80

Object code breakdown: 745 --> $29,817.40; 748 --> $10,289.40

Fiscal Impact

FISCAL YEAR: 2008
ACCT #: 8-1100-415-00-200-002-0-XXX
FUNDS AVAILABLE Y/N?: Y
MATCHING FUNDS Y/N?:
BUDGETARY IMPACT
From
431 $14,890.00; 432 $11,374.63; 672 $500.00; 810 $1,500.00; 890 $2,399.80

To:
745 "Computer Equipment"; funds available as of 10-16-08.

Attachments

Link: Line Item transfer Computer Dept.

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
		Ivan Cantu	10/16/2008 10:25 AM	CREATED
1	Ivan Cantu (Originator)	Ivan Cantu	10/16/2008 11:34 AM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 01:35 PM	APRV
3	Ana Galvan			NEW
4	Auditor's Office			
5	Court Administrator			

Form Started By: Ivan Cantu Started On: 10/16/2008 10:25 AM

DATE: October 16, 2008

2008
Transfer

DEPARTMENT HEAD: Valde Guerra

DEPARTMENT NAME: Department of Budget & Management for Computer Dept.

ACCOUNT NUMBER 8-1100-415-00-200-002-0 XXX

Contact Person [illegible] Phone [illegible]

SUBJECT: Intradepartmental transfer(s) (increase (decrease)) in accordance with Local Government Code Chapter [illegible] 111.070, Item [illegible]

Honorable Commissioners' Court of Hidalgo County

I would like to request the following Intradepartmental transfer(s) (increase (decrease)) in accordance with Local Government Code, Chapter [illegible] 111.070, Item [illegible]

FROM OBJECT CODE	OBJECT DESCRIPTION	TO OBJECT CODE	OBJECT DESCRIPTION	AMOUNT
151	Computer Dept-Bldg R & M Services	745	Computer Dept-Computer Equipment	11,890.00
152	Computer Dept-Equip R & M Services	748	Computer Dept-Computer Equipment	11,374.63
672	Computer Dept-Equip R & M Supplies	748	Computer Dept-Computer Equipment	500.00
810	Computer Dept-Dues & Memberships	748	Computer Dept-Computer Equipment	1,500.00
890	Computer Dept-Other	748	Computer Dept-Computer Equipment	5,399.80
			TOTAL	30,664.43

REASON

To fund a portion of the battery backup equipment for countywide use. Refer to AI 11609 under Purchasing Dept. Total quote amount from Cafence is $40,106.80. Object Code 745 $29,817.40, object code 748 $10,289.40.

DEPARTMENT HEAD SIGNATURE

DATE

APPROVED COMMISSIONERS' COURT

ATTEST COUNTY CLERK

Requisition

Req # 00140641

PO #

Date: 10/01/08

Regular
11609
10/14/2008

Bill To: x
x

Vendor : 327913
CALENCE LLC
2712 N. MCCOLL
MCALLEN TX 78501
FAX (408)547-0327

Ship To: INFORMATION TECHNOLOGY DEPARTMENT
100 E. CANO, 4TH FLOOR
EDINBURG TX 78540

Contact: EDNA KIRBY
956-292-7010

Contract No: DIR-SDD-235

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		QUOTE 092908TF-1		
		DO NOT DUPLICATE ORDER		
1	EACH	APC Smart-UPS VT rack mounted 30kVA 208V w/5 batt mod., w/pdu & startup	25,698.00	25,698.00
1	EACH	DATA CABLE PARTITION, NETSHELTER, 600MM WIDE	37.20	37.20
1	EACH	DATA CABLE PARTITION, NETSHELTER, 600MM WIDE, PASS-THROUGH	37.20	37.20
1	EACH	Start-Up Service 7x24	900.00	900.00
1	EACH	Installation of quoted equipment	3,145.00	3,145.00
		Account No	Encumbrance	
			Freight	.00
			Total	29,817.40
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

This is battery backup equipment for our computer investments

DIR

Authorized By: _____

CALENCE
Insight Networking Solutions ™

Go Direct

Address:
1130 Rutherford Lane
Bldg 2, Suite 208
Austin, Texas 78753
Order Phone: 800-369-9130
Order Fax: 512-691-9480

DIR Contract Number: DIR-SDD-235

Pricing Assumptions:

1 SUVTR30KFSB5S will require that an electrician hardwire the UPS. Installation pricing is only for the configuration and placement of the UPS.

2 SUVTR30KF5B5S requires startup service. APC will dispatch an engineer to verify electrical connections and power up the unit. Once the system has been certified by APC, a Calence engineer will be sent to configure the system.

Qty	Part No.	Description	List	Cost	Extended
Courthouse					
MDF					
1	SUVTR30KF5B5S	APC Smart-UPS VT rack mounted 30kVA 208V w/5 batt mod. w/PDU & startup	$ 42,830.00	$ 25,698.00	$ 25,698.00
1	AR8162ABLK	DATA CABLE PARTITION, NETSHELTER, 600MM WIDE	$ 62.00	$ 37.20	$ 37.20
1	AR8163ABLK	DATA CABLE PARTITION, NETSHELTER, 600MM WIDE, PASS-THROUGH	$ 62.00	$ 37.20	$ 37.20
1	WSTRTUP7X24-VT-10	Start-Up Service 7x24	$ 1,500.00	$ 900.00	$ 900.00
1	Installation	Installation of quoted equipment	NA	$ 3,145.00	$ 3,145.00

ALL Order Forms MUST BE COMPLETELY FILLED OUT AND SUBMITTED WITH ASIGNED PURCHASE ORDER or Order will be del

	DIR Contract Number: DIR-SDD-235	TOTAL FOR THIS ORDER:	**$ 29,817.40**
Vendor Contact:	**Tim Fain - (512) 691-2026 - timothy.fain@calence.com**	QUOTE NUMBER:	**092908TF-1**

Ship To
Renan Ramirez
County of Hidalgo

956-318-2151
Phone

Customer E-Mail Address: renan@co.hidalgo.tx.us

Calence Invoice To

Phone

Quote Date: 9/29/2008

Requisition

Req # 00141121

PO #

Date: 10/07/08

Bill To: x
x

Ship To: INFORMATION TECHNOLOGY DEPARTMENT
100 E. CANO, 4TH FLOOR
EDINBURG TX 78540

Contact: EDNA KIRBY
956-292-7010

Vendor : 327913
CALENCE LLC
2712 N. MCCOLL
MCALLEN TX 78501
FAX (408)547-0327

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		DIR-SDD-235 QUOTE 100608TF-1 DO NOT DUPLICATE ORDER		
1	EACH	APC Symmetra LX 8kVA Scalable to 8kVA N+1 Rack-mount, 208/240V INPUT, 208/240V AND 120V Output	7,254.00	7,254.00
1	EACH	APC Symmetra LX Extended Run Rack-mount w/3 SYBT5, 208V	1,629.00	1,629.00
1	EACH	Rack PDU, Metered, 1U, 20A, 120V, (8) 5-20	326.40	326.40
1	EACH	NETSHELTER SX 42U 600MM WIDE X 1070MM DEEP ENCLOSURE WITH SIDES BLACK	1,080.00	1,080.00
		Account No	Encumbrance	
			Freight	.00
			Total	10,289.40
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

Authorized By: _____

CALENCE
Insight Networking Solutions

Req #141121

Go DIRect

DIR Contract Number: DIR-SDD-235

Address:
1130 Rutherford Lane
Bldg 2 Suite 208
Austin, Texas 78753
Order Phone: 800-369-9130
Order Fax: 512-691-9480

Qty	Part No.	Description	List	Cost	Extended
APC Config # - ISX569903-001					
1	SYA8K8RMP	APC Symmetra LX 8kVA Scalable to 8kVA N+1 Rack-mount, 208/240V input, 208/240V and 120V Output	$ 12,090.00	$ 7,254.00	$ 7,254.00
1	SYARMXR3B3	APC Symmetra LX Extended Run Rack-mount w/ 3 SYBT5, 208V	$ 2,715.00	$ 1,629.00	$ 1,629.00
1	AP7801	Rack PDU, Metered, 1U, 20A, 120V, (8) 5-20	$ 544.00	$ 326.40	$ 326.40
1	AR3100	NETSHELTER SX 42U 600MM WIDE X 1070MM DEEP ENCLOSURE WITH SIDES BLACK	$ 1,800.00	$ 1,080.00	$ 1,080.00
		* Lead time is 2 weeks.			

NOTE: ALL Order Forms MUST BE COMPLETELY FILLED OUT AND SUBMITTED WITH ASIGNED PURCHASE ORDER or Order will be delayed.

DIR Contract Number: DIR-SDD-235	TOTAL FOR THIS ORDER:	$ 10,289.40
Vendor Contact: Tim Fain - (512) 691-2026 - timothy.fain@calence.com	QUOTE NUMBER:	100608TF-1

Ship To:
Stan Ramos
Hidalgo County
Information Technology

956-292-7010
Phone

Customer E-Mail Address: stan.ramos@co.hidalgo.tx.us

Calence Invoice To:

Phone

Quote Date: 10/6/2008

AI-11708 **17.F.2.**

Lightspeed Server
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** IT Department

Information

CAPTION

Requesting authority to purchase computer equipment, software and/or peripherals through our membership/participation with (DIR) Department of Information Resource with the following awarded vendors:
A. Dell Marketing L. P., contract #DIR-SDD-192 through requisition #141058 in the amount of $ 5,239.81;
B. Dell Marketing L. P., contract #DIR-SDD-192 through requisition #141057 in the amount of $ 6, 272.25; Total requisition amount of $11,512.06

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-415-00-200-002-0-745
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Req # 141057 in the amount of $6,272.25 as of 10-15-08
Available balance in account as of 10-15-08 $414.40

Req# 141058 in the amount of $5,239.81 as of 10-15-08
Available balance in account as of 10-15-08 $414.40

Total Req amount of $11,512.06

Attachments

Link: Lightspeed server
Link: New Lightspeed Server

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 02:21 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 02:43 PM	APRV
3	Veronica Lopez	Veronica Lopez	10/16/2008 01:49 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Matilde Faz

Started On: 10/15/2008 09:19 AM

Final Approval Date: 10/17/2008

Requisition

Req # 00141057

PO #

Date: 10/07/08

Regular 10/21/08 #11708

Bill To: x
x

Vendor : 178136
DELL MARKETING L.P.
ONE DELL WAY
RR1 MAILSTOP 8035
ROUND ROCK TX 78682
FAX (800)433-9527

Ship To: INFORMATION TECHNOLOGY DEPARTMENT
100 E. CANO, 4TH FLOOR
EDINBURG TX 78540

Contact: **EDNA KIRBY**
956-292-7010

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		DIR-SDD-192 QUOTE# 450976003		
		DO NOT DUPLICATE ORDER		
1	EACH	QUAD CORE XEON E5405 PROCESSOR 2x6MB Cache, 2.0GHz,1333MHz FSB, PE1950 (223-4954)	6,272.25	6,272.25
		Account No	Encumbrance	
		8-1100-415-00-200-002-0-745	6,272.25	
			Freight	.00
			Total	6,272.25
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

2nd Server for lightspeed to monitor bandwidth

Asset #

DIR

Authorized By: _____

DELL

QUOTATION

QUOTE #: 450976003
Customer #: 17927132
Contract #: 9913578
CustomerAgreement #: DIR-SDD-192
Quote Date: 9/23/08
Customer Name: HIDALGO COUNTY

Date: 9/23/08 1:01:28 PM

Product Subtotal:	$6,272.25		
Tax:	$0.00		
Shipping & Handling:	$0.00		
Shipping Method:	Ground	Total Number of System Groups:	1

Base Unit:	Quad Core Xeon E5405 Processor2x6MB Cache, 2.0GHz, 1333MHz FSB, PE1950 (223-4954)
Processor:	Quad Core Xeon E5405 Processor2x6MB Cache, 2.0GHz, 1333MHz FSB, PE1950 (311-8041)
Memory:	4GB 667MHz (8x512MB), Single Ranked DIMMs (311-6195)
Video Card:	LOM NICs are TOE Ready (430-2968)
Video Memory:	Riser with 2 PCIe Slots for PowerEdge 1950 (320-4648)
Hard Drive:	146G,10K,SAS3G,2.5,HP (341-4732)
Hard Drive Controller:	PERC6i SAS RAID Controller 2x4 Connectors, Int, PCIe 256MB Cache (341-5781)
Operating System:	Windows Server 2003 R2 Standard Edition with SP2 Academic, Includes 5 CALs (420-7120)
NIC:	Dual Embedded Broadcom NetXtreme II 5708 Gigabit Ethernet NIC (430-1762)
Modem:	Dell Remote Access Card, 5th Generation for PowerEdge Remote Management (313-3936)
CD-ROM or DVD-ROM Drive:	24X IDE CD-RW/DVD ROM Drive for PowerEdge Servers, All OS (313-3918)
Sound Card:	Bezel for PE 1950 (313-3937)
Speakers:	1x4 Backplane for 2.5-inch Hard Drives (311-7957)
Processor Cable:	5-pack of Windows Server 2003 User CALs (Standard or Enterprise) (420-5609)
Documentation Diskette:	Electronic Documentation and OpenManage DVD Kit (310-7962)
Additional Storage Products:	146G,10K,SAS3G,2.5,HP (341-4732)
Feature	Integrated SAS/SATA RAID 5 PERC 6/i Integrated (341-5777)
Feature	Sliding Rapid/Versa Rails and Cable Management Arm,Universal (341-3090)
Service:	Dell Hardware Warranty Plus Onsite Service Initial YR (984-1519)
Service:	Dell Hardware Warranty, Extended Year(s) (984-1528)
Service:	Mission Critical Package: 4-Hour 7x24 On-Site Service with Emergency Dispatch, 2 Year Extended (987-0812)
Service:	ProSupport for IT: 7x24 HW / SW Tech Support and Assistance for Certified IT Staff, 3 Year (987-1002)
Service:	Mission Critical Package: 4-Hour 7x24 On-Site Service with Emergency Dispatch, Initial Year (987-5260)
Service:	Thank you choosing Dell ProSupport. For tech support, visit http://support.dell.com/ProSupport or call 1-800-945-33 (989-3439)
Service:	MISSION CRITICAL PACKAGE: Enhanced Services, 3 Year (990-0288)
Installation:	On-Site Installation Declined (900-9997)
Misc:	Energy Smart Redundant Power Supply with Y-Cord (310-9933)

Misc:	80GB Microsoft OS Partition OvOverride (420-6967)
Misc:	Power Cord, NEMA 5-15P to C14,15 amp, wall plug, 10 feet / 3 meter (310-8509)
Misc:	Microsoft SQL Server 2005 Standard (5 CAL),OEM, NFI (420-5698)
	146G,10K,SAS3G,2.5,HP (341-4732)
	146G,10K,SAS3G,2.5,HP (341-4732)
	1.44MB USB Floppy Drive External (341-0839)

SALES REP:	Tiffany Washington	PHONE:	1-800-576-6038
Email Address:	tiffany_washington@dell.com	Phone Ext:	7241768

For your convenience, your sales representative, quote number and customer number have been included to provide you with faster service when you are ready to place your order. Orders may be faxed to the attention of your sales representative to 1-866-607-6914. You may also place your order online at www.dell.com/qto

This quote is subject to the terms of the agreement signed by you and Dell, or absent such agreement, to Dell's Terms of Sale.

Prices and tax rates are valid in the U.S. only and are subject to change.

***Sales/use tax is a destination charge, i.e. based on the "ship to" address on your purchase order. Please indicate your taxability status on your PO. If exempt, please fax exemption certificate to Dell Tax Department at 888-863-8778, referencing your customer number. If you have any questions regarding tax please call 800-433-9019 or email Tax_Department@dell.com. ***

All product and pricing information is based on latest information available. Subject to change without notice or obligation.

LCD panels in Dell products contain mercury, please dispose properly.
Please contact Dell Financial Services' Asset Recovery Services group for EPA compliant disposal options at US_Dell_ARS_Requests@dell.com. Minimum quantities may apply.

Shipments to California: For certain products, a State Environmental Fee Of Up to $10 per item may be applied to your invoice as early as Jan 1, 2005. Prices in your cart do not reflect this fee. More Info: or refer to URL www.dell.com/environmentalfee

Requisition

Req # 00141058

PO #

Date: 10/07/08

Regular
10/21/08
#

Bill To: x
x

Vendor : 178136
DELL MARKETING L.P.
ONE DELL WAY
RR1 MAILSTOP 8035
ROUND ROCK TX 78682
FAX (800)433-9527

Ship To: INFORMATION TECHNOLOGY DEPARTMENT
100 E. CANO, 4TH FLOOR
EDINBURG TX 78540

Contact: **EDNA KIRBY**
956-292-7010

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		DIR-SDD-192 QUOTE #453056782 DO NOT DUPLICATE ORDER		
1	EACH	QUAD CORE XEON E5420 PROCESSOR 2X6MB Cache, 2.5GHz, 1333MHz, FSB, PE1950 (223-4545)	5,239.81	5,239.81
		Account No	Encumbrance	
		8-1100-415-00-200-002-0-745	5,239.81	
			Freight	.00
			Total	5,239.81
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		
		New lightspeed servers to monitor bandwidth		
				DIR

Authorized By: _____

DELL

QUOTATION

Sec. HD58

QUOTE #: 453056782
Customer #: 17927132
Contract #: 9913578
CustomerAgreement #: DIR-SDD-192
Quote Date: 10/6/08
Customer Name: HIDALGO COUNTY

Date: 10/6/08 3:22:02 PM

Product Subtotal:	$5,239.81		
Tax:	$0.00		
Shipping & Handling:	$0.00		
Shipping Method:	Ground	Total Number of System Groups:	1

Base Unit:	Quad Core Xeon E5420 Processor2x6MB Cache, 2.5GHz, 1333MHz FSB, PE1950 (223-4545)
Processor:	Information,No Second Processor (311-1193)
Memory:	4GB 667MHz (4X1GB), Dual Ranked Fully Buffered DIMMs (311-6154)
Video Card:	LOM NICs are TOE Ready (430-2968)
Video Memory:	Riser with 2 PCIe Slots for PowerEdge 1950 (320-4648)
Hard Drive:	73GB 15K RPM Serial-Attach SCSI 3Gbps 3.5-in HotPlug HardDrive (341-3029)
Hard Drive Controller:	PERC6i SAS RAID Controller 2x4 Connectors, Int, PCIe 256MB Cache (341-5781)
Operating System:	Windows Server 2003 R2 Standard Edition with SP2 Includes 5 CALs (420-7118)
NIC:	Dual Embedded Broadcom NetXtreme II 5708 Gigabit Ethernet NIC (430-1762)
CD-ROM or DVD-ROM Drive:	24X IDE CD-RW/DVD ROM Drive for PowerEdge Servers, All OS (313-3918)
Sound Card:	Bezel for PE 1950 (313-3937)
Speakers:	1x2 Backplane for 3.5-inc Hard Drives (311-7958)
Documentation Diskette:	Electronic Documentation and OpenManage DVD Kit (310-7962)
Additional Storage Products:	73GB 15K RPM Serial-Attach SCSI 3Gbps 3.5-in HotPlug HardDrive (341-3029)
Feature	Integrated SAS/SATA RAID 1 PERC 6/i Integrated/SAS6/iR (341-5776)
Feature	Sliding Rapid/Versa Rails and Cable Management Arm,Universal (341-3090)
Service:	Dell Hardware Warranty, Extended Year(s) (984-1528)
Service:	Mission Critical Package: 4-Hour 7x24 On-Site Service with Emergency Dispatch, Initial Year (987-5270)
Service:	Dell Hardware Warranty Plus Onsite Service Inital YR (984-1529)
Service:	MISSION CRITICAL PACKAGE: Enhanced Services, 5 Year (990-0287)
Service:	Mission Critical Package: 4-Hour 7x24 On-Site Service with Emergency Dispatch, 4 Year Extended (983-6454)
Service:	ProSupport for IT: 7x24 HW / SW Tech Support and Assistance for Certified IT Staff, 5 Year (983-6634)
Service:	Thank you choosing Dell ProSupport. For tech support, visit http://support.dell.com/ProSupport or call 1-800-945-33 (989-3439)
Installation:	ONSITE: Installation of a Dell Server, Storage or Peripheral Device (984-1007)
Misc:	Energy Smart Redundant Power Supply with Y-Cord (310-9933)
Misc:	Power Cord, NEMA 5-15P to C14,15 amp, wall plug, 10 feet / 3 meter (310-8509)

APPLICATION

SALES REP:	JOHN NEILL	PHONE:	1800-576-6038
Email Address:	John_Neill@Dell.com	Phone Ext:	7230730

For your convenience, your sales representative, quote number and customer number have been included to provide you with faster service when you are ready to place your order. Orders may be faxed to the attention of your sales representative to 1-866-607-6914. You may also place your order online at www.dell.com/qto

This quote is subject to the terms of the agreement signed by you and Dell, or absent such agreement, to Dell's Terms of Sale.

Prices and tax rates are valid in the U.S. only and are subject to change.

***Sales/use tax is a destination charge, i.e. based on the "ship to" address on your purchase order. Please indicate your taxability status on your PO. If exempt, please fax exemption certificate to Dell Tax Department at 888-863-8778, referencing your customer number. If you have any questions regarding tax please call 800-433-9019 or email Tax_Department@dell.com. ***

All product and pricing information is based on latest information available. Subject to change without notice or obligation.

LCD panels in Dell products contain mercury, please dispose properly.
Please contact Dell Financial Services' Asset Recovery Services group for EPA compliant disposal options at US_Dell_ARS_Requests@dell.com. Minimum quantities may apply.

Shipments to California: For certain products, a State Environmental Fee Of Up to $10 per item may be applied to your invoice as early as Jan 1, 2005. Prices in your cart do not reflect this fee. More Info: or refer to URL www.dell.com/environmentalfee

AI-11742 **17.F.3.**

Geographic Software
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** IT Department

Information

CAPTION

Requesting authority to purchase computer hardware, software and/or peripheral on-site technical support through our membership/participation with (DIR) Department of Information Resources awarded vendor, Environmental Systems Research Institution, Inc. contract #DIR-SDD-492 through requisition #141232 in the amount of $31,817.00

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-415-00-200-002-0-747
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Req # 141232 in the amount of $31,817.00 as of 10-16-08
Available balance in account as of 10-16-08 $1.96

Attachments

Link: Geographic Software

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 02:03 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 02:52 PM	APRV
3	Veronica Lopez	Veronica Lopez	10/17/2008 07:51 AM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Matilde Faz Started On: 10/15/2008 04:00 PM

Final Approval Date: 10/17/2008

Requisition

Req # 00141232

PO #

Date: 10/08/08

Regular # 11742 10/21/08

Bill To: x
x

Vendor : 306703
ENVIRONMENTAL SYSTEMS RESEARCH INSTI'
INC.
380 NEW YORK STREET
REDLANDS CA 92373-8100
FAX (909)335-8233

Ship To: INFORMATION TECHNOLOGY DEPARTMENT
100 E. CANO, 4TH FLOOR
EDINBURG TX 78540

Contact: **EDNA KIRBY**
956-292-7010

Contract No: **DIR-SDD-492**

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		QUOTATION # 20328051 DO NOT DUPLICATE ORDER		
1	EACH	UPG, 4CR, AG SRVR, STD, WRK>ADV, ENT, WIN	24,502.00	24,502.00
1	EACH	LIC, AI, CU	7,315.00	7,315.00
1	EACH	ArcGIS 9.3 with USB Key Installation Package	.00	.00
		Account No	Encumbrance	
		8-1100-415-00-200-002-0-747	31,817.00	
			Freight	.00
			Total	31,817.00
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

the software is for Co-Wide Geographic information System

Grant #15

Authorized By: _____

Req # 14232

Quotation # 20328051

Date: July 30, 2008
Customer #
Contract # 2006MPA4409

ENVIRONMENTAL SYSTEMS RESEARCH INSTITUTE, INC.
ESRI, Inc.
227 N Loop 1604 East Suite 100
San Antonio, TX 78232-1260
Phone: 210-499-1044
Fax: 210-499-4112

To expedite your order, please attach a copy of this quotation to your purchase order.
Quote is valid from: 07/30/2008 To: 10/28/2008

COUNTY OF HIDALGO
INFORMATION TECHNOLOGY
100 E CANO
EDINBURG, TX 78540

ATTENTION: MARIANO MANZANO
PHONE: 956-318-2570
FAX: 956-318-2569

Material	Qty	Description	Unit Price	Total
109646	1	UPG,4CR,AG SRVR,STD,WRK>ADV,ENT,WIN	24,502.00	24,502.00
52382	1	LIC,AI,CU	7,315.00	7,315.00
112566	1	ArcGIS 9.3 with USB Key Installation Package	0.00	0.00

Item Total:	31,817.00
Subtotal:	31,817.00
Estimated Shipping & Handling (2 Day Delivery) :	0.00
Contract Pricing Adjust:	0.00
Total (excludes applicable sales tax):	$31,817.00

DIR-SDD-492

Maintenance pricing listed as optional below

The following items are optional items listed for your convenience.
These items are not included in the totals of this quotation.

Material	Qty	Description	Unit Price	Total
109215	1	ArcGIS Server Advanced Enterprise Up to Four Cores Maintenance	10,000.00	10,000.00
52385	1	ArcInfo Concurrent Use Secondary Maintenance	1,200.00	1,200.00

Quoted By: Sarah Powers, (210) 499-1044 x8858
Email: spowers@esri.com

Account Manager: Sean Murphy
Email: smurphy@esri.com

Acceptance of this quotation is limited to the ESRI License Agreement and the Quotation Terms and Conditions
This Quotation is made in confidence for your review. It may not be disclosed to third parties, except as required by law.

If sending remittance, please address to: ESRI, File No. 54630, Los Angeles, Ca 90074-4630

POWERSS

This offer is limited to the terms and conditions incorporated and attached herein.

ENVIRONMENTAL SYSTEMS RESEARCH INSTITUTE, INC.
ESRI, Inc.
227 N Loop 1604 East Suite 100
San Antonio, TX 78232-1260
Phone: 210-499-1044
Fax: 210-499-4112

To expedite your order, please attach a copy of this quotation to your purchase order.
Quote is valid from: 07/30/2008 To: 10/28/2008

Quotation # 20328051

Date: July 30, 2008
Customer #
Contract # 2006MPA4409

COUNTY OF HIDALGO
INFORMATION TECHNOLOGY
100 E CANO
EDINBURG, TX 78540

ATTENTION: MARIANO MANZANO
PHONE: 956-318-2570
FAX: 956-318-2569

BY SIGNING BELOW YOU ARE INDICATING THAT YOU ARE AUTHORIZED TO OBLIGATE FUNDS FOR YOUR ORGANIZATION. DO NOT USE THIS FORM FOR ORDER ACTIVATION IF YOUR ORGANIZATION WILL NOT HONOR AND PAY AN INVOICE THAT HAS BEEN ISSUED AT YOUR DIRECTION WITHOUT ADDITIONAL AUTHORIZING PAPERWORK.

To expedite your order, either attach a copy of this quotation to your purchase order when it is remitted to ESRI, or sign below and return this quotation to indicate your acceptance. ESRI's address and fax number are provided on the first page of this quotation.

If you have made ANY alterations to the line items included in this quote and have chosen to sign the quote to indicate your acceptance, you must fax ESRI the signed quote in its entirety in order for the quote to be accepted. You will be contacted by your Customer Service Representative if additional information is required to complete your request.

If your organization is a US Federal, state, or local government agency; an educational facility; or a company that will not pay an invoice without having issued a formal purchase order, a signed quotation will not be accepted unless it is accompanied by your purchase order.

If you choose to discontinue your maintenance, you will become ineligible for maintenance benefits and services. All maintenance fees from the date of discontinuation will be due and payable if you decide to reactivate your maintenance coverage at a later date.

Acceptance of this quotation is limited to the ESRI license agreement, quotation terms and conditions, and any other ESRI terms and conditions included with this quotation. Any additional or different terms in any purchase order are deemed rejected unless expressly accepted in writing and signed by ESRI. Notwithstanding, if the purchase order is placed under an existing signed agreement (e.g., Master Purchase Agreement), or under the GSA Federal Supply Schedule, then the purchase order shall identify such agreement on the face of the order and the terms and conditions of such agreement shall govern the subject matter of the purchase order.

By signing below, you are authorizing ESRI to issue an invoice for the items included in the above quote in the amount of: $_____, plus sales taxes if applicable. (Note: Shipping costs are subject to change.)

Please check one of the following:

____ I agree to pay any applicable sales tax.

____ I am tax exempt, please contact me if exempt information is not currently on file with ESRI.

_____ _____
Signature of Authorized Representative Date

_____
Name (Please Print)

_____
Title

The quotation information is proprietary and may not be copied or released other than for the express purpose of system selection and purchase/license. This information may not be given to outside parties or used for any other purpose without consent from Environmental Systems Research Institute, Inc. (ESRI).

Any estimated sales and/or use tax reflected on this quote has been calculated as of the date of this quotation and is merely provided as a convenience for your organization's budgetary purposes. ESRI reserves the right to adjust and collect sales and/or use tax at the actual date of invoicing. If your organization is tax exempt or pays state tax directly, then prior to invoicing, your organization must provide ESRI with a copy of a current tax exemption certificate issued by your state's taxing authority for the given jurisdiction.

Quoted By: Sarah Powers, (210) 499-1044 x8858 **Email: spowers@esri.com**	Account Manager: Sean Murphy Email: smurphy@esri.com

Acceptance of this quotation is limited to the ESRI License Agreement and the Quotation Terms and Conditions
This Quotation is made in confidence for your review. It may not be disclosed to third parties, except as required by law

If sending remittance, please address to: ESRI, File No. 54630, Los Angeles, Ca 90074-4630

POWERSS **This offer is limited to the terms and conditions incorporated and attached herein.**

AI-11717 **17.G.1.**

Compaq Desktops
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Health & Human Services Dept.

Information

CAPTION

Requesting authority to purchase computer equipment, software and/or peripherals through our membership/participation with (TCPN) The Cooperative Purchasing Network's awarded vendor, CDW Government, Inc. contract #TCPN-R4713 through requisition #141492 in the amount of $22,562.87.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1293-441-00-340-005-0-665
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Req # 141492 in the amount of $22,562.87 as of 10-16-08

Available balance in account as of 10-16-08$1,582.33

Attachments

Link: HP Compaq Desktops

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 03:21 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 03:55 PM	APRV
3	Veronica Lopez	Veronica Lopez	10/16/2008 01:57 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Matilde Faz Started On: 10/15/2008 10:29 AM

Final Approval Date: 10/17/2008

Requisition

Req # 00141492

PO #

Date: 10/10/08

Regular
11717
10/21/08

Bill To: x
x

Vendor : 153915
CDW GOVERNMENT INC.
75 REMITTANCE DRIVE
SUITE 1515
CHICAGO IL 60675-1515

Ship To: HEALTH DEPARTMENT
1304 S. 25TH
EDINBURG TX 78539

Contact: **Josie Escalant**
956-383-6221

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		DO NOT DUPLICATE ORDER		
29	EACH	CDW#1530475 HP Compaq Business Desktop dc5800 Pentium Dual Core E2180 2 GHz	618.44	17,934.76
29	EACH	CDW#1386679 HP Smart Buty L1710 17" LCD Display	159.59	4,628.11
		Account No	Encumbrance	
		8-1293-441-00-340-005-0-665	22,562.87	
			Freight	.00
			Total	22,562.87
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

TCPN

Authorized By: _____

CDWG

800.581.4239

FAXED OCT 15 2008
@ 8:40 am

Quote Information

Quote #: LXS2965

Status: Open

Quote Date: 9/25/2008

Contact: RIGO HINOJOSA

Description: 29 COMP QUOTE

Billed From Address

CDW Government Inc.
230 N. Milwaukee Ave
Vernon Hills, IL 60061

(800) 594-4239

Shipping Address

HIDALGO COUNTY - HEALTH DEPARTMENT
RIGO HINOJOSA
1304 S 25TH AVE
EDINBURG , TX 78542-7205

Need Help?

Contact
Jay Carlile
Phone: (866) 224-6448
Fax: (312) 705-9492
Email:jaycar@cdwg.com

Billing Address

RIGO HINOJOSA
ATTN: HIDALGO COUNTY
1304 S 25TH AVE
EDINBURG , TX 78542-7205

(956) 383-6221

Payment Method

Select payment method during checkout.

Shipping Method

FedEx Ground

Product	Contract	CDW	Mfg Part #	Qty	Price	Ext. Price
HP Compaq Business Desktop dc5800 - Pentium Dual Core E2180 2 GHz	Tcpn Contract #r4713	1530475	KR592UT#ABA	29	$618.44	$17,934.76
HP Smart Buy L1710 17" LCD Display	Tcpn Contract #r4713	1386679	GS917A8#ABA	29	$159.59	$4,628.11
					Sub-Total	$22,562.87
					Shipping:	$0.00
					Grand Total	$22,562.87

Req# 141492

attn: Sonya

AI-11720 **17.G.2.**

Contraceptive Injections
CC REGULAR

Date:	10/21/2008		
Submitted By:	Matilde Faz, PURCHASING DEPT.		
Submitted For:	Marty Salazar		
Department:	PURCHASING DEPT.		
Agenda Area:	Purchasing Department	**Purchasing only:**	Health & Human Services Dept.

Information

CAPTION

Requesting authority for Hidalgo County to purchase "(100) Medroxyproges Acet Injections" through the County's membership/participation with TASB-Buyboard's awarded vendor, Henry Schein, Inc. contract #294-08 requisition #140907 for the Hidalgo County Department of Health in the amount of $5,237.49.

BACKGROUND

Requisition# 140907

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-441-00-340-003-0-604

FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding available in requisition# 140907 as of 10/16/08. Account available balance $6,658.02.

Attachments

Link: Contraceptive Injections

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 03:22 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 03:55 PM	APRV
3	Manuel Chapa	Manuel Chapa	10/16/2008 09:56 AM	APRV
4	Auditor's Office	Linda Fong	10/16/2008 10:32 AM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:02 AM	APRV
Form Started By: Matilde Faz			Started On: 10/15/2008 11:39 AM	
Final Approval Date: 10/17/2008				

Requisition

Req # 00140907

PO #

Date: 10/03/08

Regular # 11720 10/21/08

Bill To: x
x

Vendor : 296627
HENRY SCHEIN, INC.
135 DURYEA ROAD
MELVILLE NY 11747

Ship To: HEALTH DEPARTMENT
1304 S. 25TH
EDINBURG TX 78539

Contact: Josie Escalant
956-383-6221

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		DO NOT DUPLICATE ORDER		
100	EACH	1083517 Medroxyproges Acet Inj 150mg/ml, Contraceptive Injection	52.35	5,235.00
1	EACH	Fuel Charge	2.49	2.49
		Account No	Encumbrance	
		8-1100-441-00-340-003-0-604	5,237.49	
			Freight	.00
			Total	5,237.49
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

Buyboard

Authorized By: _____

HENRY SCHEIN®

135 DURYEA ROAD
MELVILLE, NY 11747

Quote Confirmation

SHIP TO:

Hidalgo County Health Dpt
1304 S 25th Ave
Edinburg TX 785427205

BILL TO:

Hidalgo County Health Dpt
1304 South 25th St
Attn: Accounts Payable
Edinburg TX 785397205

Hidalgo County Health Dpt
1304 South 25th St
Attn: Accounts Payable
Edinburg, TX 78539-7205

ACCOUNT #	TOTAL AMOUNT
861859	5,235.00
ORDER NUMBER	ORDER DATE
61471100 SQ	08/22/08
PAGE #	
1	

Req # 140907

LINE NO.	ITEM CODE	UNIT SIZE	DESCRIPTION & STRENGTH	QTY ORD / SHIPPED	SHIPPING DETAILS / CUSTOMER P.O.#	UNIT PRICE	EXTENSION
			FOR QUESTIONS CONCERNING THIS QUOTE CONTACT CHANTALE BERGEAU @ 800-851-0400 EXT 8790				
			*****PRICING VALID FOR 60 DAYS*****				
			WHEN PLACING YOUR ORDER PLEASE CALL YOUR SALES REP AT : 800-851-0400 FAX YOUR PURCHASE ORDER TO :631-390-8173				
			PLEASE REFERENCE SALES QUOTE NUMBER ABOVE WHEN PLACING YOUR ORDER				
			QUOTE DOES NOT INCLUDE APPLICABLE SALES TAX				
			****THIS IS A SALES QUOTE ONLY**** ITEMS WILL NOT SHIP UNTIL ORDER IS PLACED.				
			contract #294-08				
1	1083517	Ea	Medroxyprog Acet Inj SDV 150mg/mL	100		52.35	5,235.00
				1.000 100	BUYBOARD PRICE		

ACCOUNT #	TOTAL AMOUNT
861859	5,235.00
ORDER NUMBER	ORDER DATE
61471100 SQ	08/22/08
PAGE #	
1	

AI-11785 **17.G.3.**

Health Dept.

CC REGULAR

Date:	10/21/2008		
Submitted By:	Gricelda Villarreal, PURCHASING DEPT.		
Submitted For:	Marty Salazar		
Department:	PURCHASING DEPT.		
Agenda Area:	Purchasing Department	**Purchasing only:**	Health & Human Services Dept.

Information

CAPTION

A. Presentation for discussion, consideration and action to ratify purchase order #605797 for the purchase of medical equipment, instruments and related accessories from Henry Schein, Inc. awarded vendor through our membership/particiaption in TASB's Buyboard coop. program in the amount of $28,535.12 inadvertently not placed on CC agenda for approval;

B. Requesting approval to increase P. O. #605797 to Henry Shein, Inc. to correct vendor pricing on an item in the amount of $750.00. (Req., # 141791).

BACKGROUND

Fiscal Impact

FISCAL YEAR:	2008	**ACCT. #:**	1293-441-00-340-005-0-664
FUNDS AVAILABLE Y/N?:		**MATCHING FUNDS Y/N?:**	

BUDGETARY IMPACT:

Available balance as of 10/17/08 $1,970.58.

Attachments

Link: po 605797

Link: req 141791

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/17/2008 02:46 PM	APRV
2	Budget & Management	Veronica Lopez	10/17/2008 02:59 PM	APRV
3	Rey Salazar	Rey Salazar	10/17/2008 03:16 PM	APRV
4	Erika Reyna	Erika Reyna	10/17/2008 03:41 PM	APRV
5	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Gricelda Villarreal — Started On: 10/16/2008 04:43 PM

Final Approval Date: 10/17/2008

Purchase Order

COUNTY OF HIDALGO

PO#: 605797

DATE: 06/27/08

VENDOR: 296627 REQ:00134910

Email:

Phone:(800)472-4346

HENRY SCHEIN, INC.
135 DURYEA ROAD
MELVILLE NY 11747

Vendor Acct:

BUYER: JESCALANTE
SHIP TO: HEALTH DEPARTMENT
1304 S. 25TH
EDINBURG TX 78539

CONTACT:
SITE: HEALTH DEPARTMENT

Special Instructions:

Contract No:

VENDOR NOTES

1. DO NOT ADD TO, OR ALTER THIS PURCHASE ORDER. THIS ORDER IS NOT RENEWABLE.
2. TAX EXEMPTION: THIS PURCHASE ORDER MAY BE ACCEPTED IN LIEU OF EXEMPTION CERTIFICATE.
3. THIS ORDER IS ALSO PLACED F.O.B. DESTINATION. VENDOR MUST REPAY ALL SHIPPING COSTS.
4. INVOICE EACH PURCHASE ORDER SINGLY. ORIGINAL INVOICES ARE REQUIRED CUSTOMER COPY MAY BE ACCEPTED. OUT NUMBER MUST APPEAR ON ALL INVOICES, BILLS OF LADING, AND PACKAGES.
5. PAYMENT WILL BE MADE ONLY FOR A BONA FIDE AND FULLY COMPLETED ORDERS, UNLESS OTHERWISE ATTACHED.

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		DO NOT DUPLICATE ORDER		
		AS PER TASB BUYBOARD PRICING		
19	EACH	Blood Pressure Monitors	55.24	1,049.56
25	SET	Macroview Diag. Set	460.27	11,506.75
15	EACH	Doppler Elite Rechargeable	643.78	9,656.70
10	EACH	Littman Cardio III Stethscopes	182.15	1,821.50
4	EACH	Digital Scale Beam	407.99	1,631.96
3	EACH	Accu Check Advantage Care	72.24	216.72
6	EACH	Medical Cabinet 2 Door 2 Drawer(666)	416.49	2,498.94
1	EACH	Digital Baby Scale	152.99	152.99
1		BuyBoard Contract #294-08	.00	.00
		AS PER TASB BUYBOARD PRICING		
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		
		Total		28,535.12
		**********		
		For Hidalgo County use only		
		8-1293-441-00-340-005-0-664 26,036.18		
		8-1293-441-00-340-005-0-666 2,498.94		
		Approved		

Authorized by: Martha L. Salazar

HENRY SCHEIN®.COM

Must be purchase from Buyboard pricing

BID RESPONSE

BID Information	
Customer#	861859
BID#	24807
BID Receipt Date:	05/01/08
Due Date:	05/13/08
Expiration Date:	07/14/08
BID Total:	28535.12
Page#	1

Hidalgo County Health Dpt
Hidalgo County Health Dpt
1304 South 25th St
Edinburg TX 785397205

Req# 134910
PO# ~~134910~~ 605797

LINE NO	ITEM CODE	DESCRIPTION	UNIT SIZE	MANUFACT	WEIGHT	QUANTITY	UNIT PRICE	EXTENDED PRICE
1.00	3060330	Blood Pressure Monitor Au	EA	Inflat'n	1.26 LB	19	55.24	1,049.56
2.00	5664444	Macroview Diag Set w/Thro	Ea	Illum	1.26 LB	25	460.27	11,506.75
3.00	1044325	Doppler Elite Rechg,Probe	Ea	Waterpro	1.26 LB	15	643.78	9,656.70
4.00	1203713	Littman Cardio III Stetho	Ea	27"Black	1.02 LB	10	162.15	1,621.50
5.00	5450004	Scale Digital Beam	Ea	w/Height	1.02 LB	4	407.99	1,631.96
6.00	8915261	Accu-Chek Advantage Care	Ea		1.20 LB	3	72.24	216.72
7.00	1220273	Cabinet 2 Door/2 Drawer	Ea	Spec Col	1.20 LB	6	416.49	2,498.94
8.00	6210994	Scale Baby Digital 44lb/2	Ea	4AAA	7.15 LB	1	152.99	152.99

Contract # 294-08
Buyboard pricing

RECEIVED
JUN 10 2008
By 4:03 f

CHANTALE BERGEAU
BID SPECIALIST
PHONE: 800-851-0400 X8790
FAX: 631-390-8173

Chantale Bergeau

	TOTAL PRICE BEFORE TAX	28,535.12
	SALES TAX	
	TOTAL PRICE AFTER TAX AND TOTAL WEIGHT:	28,535.12

The Total shown only reflects the LOWEST Priced Item (if a Primary Item has suitably listed Alternates).

JUN 10 2008 11:11AM P004/005 Fax 6313908173

HENRY SCHEIN® Bid Information

Dear Valued Customer:

Henry Schein's goal is to be a true business partner, offering our customers the tools and expertise to run their practices in the most efficient and profitable ways possible. We are confident that after reviewing our prices, you will agree that a partnership with Henry Schein is the best, budget-wise decision you can make.

For over 95 years, Henry Schein has focused on supplying superior quality, competitive pricing, and personal service.

In addition to your bid, we may also include information sheets on other products and services that may be of interest to you or that we may have alternate bid to give you cost-saving choices.

HENRY SCHEIN SPECIALIZES IN THE FOLLOWING MARKETS:

State & Local Health Departments
Correctional Health
Public Health Clinics
Indian Health Clinics
Military & Federal
School Health
Sports Medicine
Export Accounts

WHY HENRY SCHEIN?

- *Great Value*
- *Broad Selection – over 70,000 stocked products*
- *Flexible Ordering – call, fax, or order online*
- *Superior Distribution – 5 regional distribution centers throughout the country*
- *No backorders – 99.5% fulfillment rate*

Guarantee of Satisfaction

We thank you for the opportunity to meet all of your medical and dental supply needs!

ALTERNATE BIDS

Due to packaging differences, bid prices may, in some cases, vary substantially during the competitive bid analysis. Please be sure to take this into consideration when performing your analysis so that a fair and equal comparison can be made.

When acceptable, you may see the words "alternate bid" noted one or more of the items on your bid. In some cases, these are lower price, high quality suggestions to the brand or item that you have specified. Our intention is simply to make you aware of the ***cost-saving choices you have with Henry Schein.***

THE SCHEIN PRICE POLICY

We make every effort to maintain prices for the duration of a catalog, but we reserve the right to make price adjustments in response to manufacturers' price increases or extraordinary circumstances. Catalog prices are subject to change without notice. Unless otherwise noted below, specific bid pricing contained herein shall be valid for sixty (60) days from the date of submission.

HAZARDOUS MATERIALS

The Department of Transportation has determined that certain items require special handling. A hazardous material handling charge will be added to your invoice to cover these items. Please note that this is not a shipping charge; it is a special handling fee for shipping any hazardous material and is required by law.

SHIPPING

Orders that are processed by 3:00 PM local time will be shipped that day. Orders are shipped via UPS at no charge for shipping. If an office needs an expedited shipment, the office will be charged for express delivery. A fuel surcharge fee will be assessed as needed. Currently, the fuel surcharge fee is $1.99 per order, and is subject to change upon market conditions.

TABULATIONS

To ensure you receive discounted bid pricing, please notify us immediately once the bid has been awarded. ***Please contact the Bid Specialist named below to ensure your account is enrolled to receive this specialized bid pricing.***

ORDERS & CUSTOMER SERVICE

All orders and customer service inquiries for this bid and related orders should be forwarded to:

Henry Schein Inc.
Special Markets - E255
135 Duryea Road
Melville, NY 11747

TO PLACE ORDERS:

(800) 851-0400
(8:00am to 8:00pm ET)
Fax: 631-390-8171 or 8172
Online: www.henryschein.com

TO SUBMIT BID REQUESTS:

Fax: 631-390-8173
specialmarketsbiddept@henryschein.com

When faxing or mailing your orders to us, we ask that you please contact our Telesales Team at (800) 851-0400, within 24 hours to ensure your order request was received, and to obtain the status of your order.

Bid Number: Sylvia **Bid Specialist:** Charlotte Berrigan

Title: Medical Supplies

Date: 5/13/08 **Time:** _____

If Awarded, Prices Firm: 60 days **Terms:** Net 30

Delivery: 1-3 days stocked items / 5-10 days non-stocking / 2-6 weeks special orders

Fax 6313908173 JUN 10 2008 11:18AM P005/005

HENRY SCHEIN®.COM

BID Information

Customer#	861859
BID#	24807
BID Receipt Date:	05/01/08
Due Date:	05/13/08
Expiration Date:	07/14/08
BID Total:	28535.12
Page#	1

BID RESPONSE

Hidalgo County Health Dpt
Hidalgo County Health Dpt
1304 South 25th St
Edinburg TX 785397205

LINE NO.	ITEM CODE	DESCRIPTION	UNIT PRICE	MFG/COM	WEIGHT	QUANTITY	UNIT PRICE	EXTENDED PRICE
1.00	2060330	Blood Pressure Monitor Au	EA	Inflat'n	1.26 LB	19	55.24	1,049.56
2.00	5664444	Macroview Diag Set w/Thro	Ea	Illum	1.26 LB	25	460.27	11,506.75
3.00	1044335	Doppler Elite Rechg,Probe	Ea	Waterpro	1.26 LB	15	643.78	9,656.70
4.00	1203713	Littman Cardio III Stetho	Ea	27"Black	1.02 LB	10	182.15	1,821.50
5.00	5450004	Scale Digital Beam	Ea	w/Height	1.02 LB	4	407.99	1,631.96
6.00	8915261	Accu-Chek Advantage Care	Ea		1.20 LB	3	72.24	216.72
7.00	1220273	Cabinet 2 Door/2 Drawer	Ea	Spec Col	1.20 LB	6	416.49	2,498.94
8.00	6110994	Scale Baby Digital 44lb/2	Ea	4AAA	7.15 LB	1	152.99	152.99

I am very hurt because you told me I was not sending you the information you were requesting. Your fax does not work!!!

28,535.12

TOTAL PRICE AFTER TAX AND TOTAL WEIGHT: 28,535.12

The Total shown only reflects the LOWEST Priced Item (if a Primary Item has suitably listed Alternates).

HENRY SCHEIN *QUALITY STARTS WITH US...*

SPECIAL MARKETS

To: Josie / Sylvia

Fax # 956-383-8864

From: **Chantale Bergeau**

Date: 6/9/08

Subject:: Buyboard pricing

Number of pages including cover sheet: 5

Urgent _____ For your review _____ Reply ASAP _____

Remarks: Hello Josie, here's the new bid with buyboard pricing, if you have any question, please, give me a call.

Thank You

Chantale Bergeau, Bid Specialist
Special Markets Division
Henry Schein, Inc.
A Fortune 500 Company
135 Duryea Rd. E-255
Melville, N.Y. 11747
Phone: 800-851-0400 X 8790
Fax: 631-390-8173
Chantale.Bergeau@henryschein.com

C:\Documents and Settings\Chantale.Bergeau\Desktop\chantale fax cover.doc

HIDALGO COUNTY HEALTH AND HUMAN SERVICES
1304 S. 25th Ave.
Edinburg, Texas 78539
Eduardo Olivarez, Chief Administrative Officer
Office Phone: (956) 383-6221
Fax: (956) 383-3229

FAX [redacted]

To: Maty Faz	From: [redacted]
Facility:	Pages (including cover page):
Fax: 292-7612	Date:
Phone:	Time:
Re:	

Comments:

Confidential Statement: This fax transmission contains confidential information. The information is intended only for the use of the recipient named above. If you have received this fax in error, please notify this department immediately by telephone. You are cautioned that any disclosure, copying, distribution or other use of the transmitted information is strictly prohibited.

If you experience any problem in receiving this fax transmission, please call the numbers above.

Clinics

Henry Schein
135 Duryea Road
Melville, Ny 11747

Please quote me on the following items. Any questions feel free to call me to (956) 383-6221 Ext. 236 Sylvia Rocha

Thank You

Item	Description	Quantity	Unit Price	Total Price
1	Automatic blood pressure monitors 306-0330	19	48.30	917.70
2	Otoscope/Ophthalmoscope Set 366-4444	25	462.72	11,568.00
3	Dopplers Imex Doppler with recharger 104-4335	15	546.95	8,204.25
4	Denver II Kit Child Development Screening Tool N/A	25	N/A	N/A
5	# 3128 Littemann Cardiology III Stetescope black 27" 120-3713	10	150.25	1,502.50
6	Pelton & Crane Validator Plus 10 Sterilizers Exterior Characteristics 14" high x 23-5/8" deep add 1" to include door handle in depth x 19-1/4" wide Interior Chamber 9-7/8" inside diameter x 17-1/2" deep	4	N/A	N/A

Discontinued by Manufacturer.

CHANTALE BERGEAU
BID SPECIALIST
PHONE: 800-851-0400 X8790
FAX: 631-390-8173

Chantale Bergeau

Total 26,730.04

Did not bid on blood Pressure monitors unit

Chantale Bergeau
1-631-390-8173

Henry Schein
135 Duryea Road
Melville, Ny 11747

Please quote me on the following items. Any questions feel free to call me to (956) 383-6221 Ext. 236 Sylvia Rocha

10

Thank You

Item	Description	Quantity	Unit Price	Total Price
1	Digital Beam Scales 545-0004	4	384.75	1,539.00 ✓
2	Glucometers 891-5261	3	68.75	206.25 ✓
3	Digital B.P. Monitors E- Sphyg2 Mobile Unit ? need info	4	N/A	N/A
4	Cabinet Table 2 doors, 2 drawers for exam room 24" x 35" x 18 122-0273	6	441.80	2,650.80 ✓
5	Digital Baby and Infant Scale with LED 611-0954	1	142.36	142.36 ✓

CHANTALE BERGEAU
BID SPECIALIST
PHONE: 800-851-0400 X8790
FAX: 631-390-8173

Chantale Bergeau

HENRY SCHEIN®

135 DURYEA ROAD
MELVILLE, NY 11747

Quote Confirmation

SHIP TO:

Hidalgo County Health Dpt
1304 South 25th St
Edinburg TX 785397205

BILL TO:

Hidalgo County Health Dpt
1304 South 25th St
Attn: Accounts Payable
Edinburg TX 785397205

Hidalgo County Health Dpt
1304 South 25th St
Attn: Accounts Payable
Edinburg, TX 78539-7205

ACCOUNT #	TOTAL AMOUNT
861859	
ORDER NUMBER	ORDER DATE
59177128 SQ	05/19/08
PAGE #	
1	

LINE NO	ITEM ORDER	UNIT SIZE	DESCRIPTION + STRENGTH	QTY ORD SHIPPED	PRICING DETAILS CUSTOMER P.O.#	UNIT PRICE	EXTENSION
			FOR QUESTIONS CONCERNING THIS QUOTE CONTACT CHANTALE BERGEAU @ 800-851-0400 EXT 8790				
			*****PRICING VALID FOR 60 DAYS*****				
			WHEN PLACING YOUR ORDER PLEASE CALL YOUR SALES REP AT : 800-851-0400 FAX YOUR PURCHASE ORDER TO :631-390-8173				
			PLEASE REFERENCE SALES QUOTE NUMBER ABOVE WHEN PLACING YOUR ORDER				
			QUOTE DOES NOT INCLUDE APPLICABLE SALES TAX				
			****THIS IS A SALES QUOTE ONLY**** ITEMS WILL NOT SHIP UNTIL ORDER IS PLACED.				
1	5450004	Ea	Scale Digital Beam w/Height Rod 1.000	4 4	SALES QUOTE	384.75	1,539.00
2	8915261	Ea	Accu-Chek Advantage Care 2.000	3 3	SALES QUOTE	68.75	206.25
3	1220273	Ea	Cabinet 2 Door/2 Drawer Spec Color 3.000	6 6	SALES QUOTE	441.80	2,650.80

ACCOUNT #	TOTAL AMOUNT
861859	
ORDER NUMBER	ORDER DATE
59177128 SQ	05/19/08
PAGE #	
1	

CHANTALE BERGEAU
BID SPECIALIST
PHONE: 800-851-0400 X8790
FAX: 631-390-8173

Chantale Bergeau

HENRY SCHEIN®

135 DURYEA ROAD
MELVILLE, NY 11747

Quote Confirmation

SHIP TO:

Hidalgo County Health Dpt
1304 South 25th St
Edinburg TX 785397205

BILL TO:

Hidalgo County Health Dpt
1304 South 25th St
Attn: Accounts Payable
Edinburg TX 785397205

Hidalgo County Health Dpt
1304 South 25th St
Attn: Accounts Payable
Edinburg, TX 78539-7205

ACCOUNT #	TOTAL AMOUNT
861859	26,730.86
ORDER NUMBER	ORDER DATE
59177128 SQ	05/19/08
PAGE #	
2	

LINE NO	ITEM CODE	UNIT SIZE	DESCRIPTION & STRENGTH		QTY ORD / SHIPPED	SHIPPING DETAILS / CUSTOMER P.O.#	UNIT PRICE	EXTENSION
4	6110994	Ea	Scale Baby Digital 44lb/2	4AAA 4.000	1 1	 SALES QUOTE	142.36	142.36
5	3060330	EA	Blood Pressure Monitor Au	Inflat'n 5.000	19 19	 SALES QUOTE	48.30	917.70
6	6664444	Ea	Macroview Diag Set w/Thro	Illum 6.000	25 25	 SALES QUOTE	462.72	11,568.00
7	1044335	Ea	Doppler Elite Rechg,Probe	Waterproof 7.000	15 15	 SALES QUOTE	546.95	8,204.25
8	1203713	Ea	Littman Cardio III Stetho	27"Black 8.000	10 10	 SALES QUOTE	150.25	1,502.50

CHANTALE BERGEAU
BID SPECIALIST
PHONE: 800-851-0400 X8790
FAX: 631-390-8173

Chantale Bergeau

ACCOUNT #	TOTAL AMOUNT
861859	26,730.86
ORDER NUMBER	ORDER DATE
59177128 SQ	05/19/08
PAGE #	
2	

Fax 6313908173 May 19 2008 02:39pm P005/006

HENRY SCHEIN® Bid Information

Dear Valued Customer:

Henry Schein's goal is to be a true business partner, offering our customers the tools and expertise to run their practices in the most efficient and profitable ways possible. We are confident that after reviewing our prices, you will agree that a partnership with Henry Schein is the best, budget-wise decision you can make.

For over 75 years, Henry Schein has focused on supplying superior quality, competitive pricing, and personal service.

In addition to your bid, we may also include information sheets on other products and services that may be of interest to you or that we may have alternate bid to give you cost-saving choices.

HENRY SCHEIN SPECIALIZES IN THE FOLLOWING MARKETS:

State & Local Health Departments
Correctional Health
Public Health Clinics
Indian Health Clinics
Military & Federal
School Health
Sports Medicine
Export Accounts

WHY HENRY SCHEIN?

- *Great Value*
- *Broad Selection – over 70,000 stocked products*
- *Flexible Ordering – call, fax, or order online*
- *Superior Distribution – 5 regional distribution centers throughout the country*
- *No backorders – 99.5% fulfillment rate*
- *Guarantee of Satisfaction*

We thank you for the opportunity to meet all of your medical and dental supply needs!

ALTERNATE BIDS

Due to packaging differences, bid prices may, in some cases, vary substantially during the competitive bid analysis. Please be sure to take this into consideration when performing your analysis so that a fair and equal comparison can be made.

When acceptable, you may see the words "alternate bid" noted one or more of the items on your bid. In some cases, these are lower price, high quality suggestions to the brand or item that you have specified. Our intention is simply to make you aware of the ***cost-saving choices you have with Henry Schein.***

THE SCHEIN PRICE POLICY

We make every effort to maintain prices for the duration of a catalog, but we reserve the right to make price adjustments in response to manufacturers' price increases or extraordinary circumstances. Catalog prices are subject to change without notice. Unless otherwise noted below, specific bid pricing contained herein shall be valid for sixty (60) days from the date of submission.

HAZARDOUS MATERIALS

The Department of Transportation has determined that certain items require special handling. A hazardous material handling charge will be added to your invoice to cover these items. Please note that this is not a shipping charge; it is a special handling fee for shipping any hazardous material and is required by law.

SHIPPING

Orders that are processed by 3:00 PM local time will be shipped that day. Orders are shipped via UPS at no charge for shipping. If an office needs an expedited shipment, the office will be charged for express delivery. A fuel surcharge fee will be assessed as needed. Currently, the fuel surcharge fee is $1.99 per order, and is subject to change upon market conditions.

TABULATIONS

To ensure you receive discounted bid pricing, please notify us immediately once the bid has been awarded. ***Please contact the Bid Specialist named below to ensure your account is enrolled to receive this specialized bid pricing.***

ORDERS & CUSTOMER SERVICE

All orders and customer service inquiries for this bid and related orders should be forwarded to:

Henry Schein Inc.
Special Markets - E255
135 Duryea Road
Melville, NY 11747

TO PLACE ORDERS:

(800) 851-0400
(8:00am to 8:00pm ET)
Fax: 631-390-8171 or 8172
Online: www.henryschein.com

TO SUBMIT BID REQUESTS:

Fax: 631-390-8173
specialmarketsbiddept@henryschein.com

When faxing or mailing your orders to us, we ask that you please contact our Telesales Team at (800) 851-0400, within 24 hours to ensure your order request was received, and to obtain the status of your order.

Bid Number: SYLVIA **Bid Specialist:** Charlotte Berggren

Title: Medical Supplies

Date: 5/13/08 **Time:** _____

If Awarded, Prices Firm: 60 days **Terms:** Net 30

Delivery: 1-3 days stocked items / 5-10 days non-stocking / 2-6 weeks special orders

Fax 6313908173 May 19 2008 02:39pm P006/006

IMS
114 s. 13th
Edinburg, Tx 78539

Clinics

Please quote me on the following items. Any questions feel free to call me to (956) 383-6221 Ext. 236 Sylvia Rocha

Thank You

Item	Description	Quantity	Unit Price	Total Price
1	Automatic blood pressure monitors ADC E-SPHYG DESK MODLE	19	$320.00	$6,080.00 ✓
2	Otoscope/Ophthalmoscope Set	25		
3	Dopplers Imex Doppler with recharger I-MEX POCKET-DOP II	15	$574.50	$8,617.00
4	Denver II Kit Child Development Screening Tool	25	N/A	N/A
5	# 3128 Littemann Cardiology III Stetescope black 27"	10	$180.00	$1,800.00
6	Pelton & Crane Validator Plus 10 Sterilizers Exterior Characteristics 14" high x 23-5/8" deep add 1" to include door handle in depth x 19-1/4" wide Interior Chamber 9-7/8" inside diameter x 17-1/2" deep	4		

Jim
287-9113

TB

IMS
114 S. 13th
Edinburg, Tx 78539

Please quote me on the following items. Any questions feel free to call me to (956) 383-6221 Ext. 236 Sylvia Rocha

Thank You

Item	Description	Quantity	Unit Price	Total Price
1	Digital Beam Scales HEALTH O METER #500KL	4	$310.00	$1,240.00
2	Glucometers HYPOGUARD ADVANCE BLOOD GLUCOSE MONITOR	3	$45.00	$135.00
3	Digital B.P. Monitors E- Sphyg2 Mobile Unit ADC E-SPHYG MOBILE	4	$390.00	$1,560.00
4	Cabinet Table 2 doors, 2 drawers for exam room 24" x 35" x 18	6		
5	Digital Baby and Infant Scale with LED HEALTH O METER #553KL	1	$245.00	$245.00

ATTN: SYLVIA ROCHA

IMS Durable Medical Equipment
114 South 13th Street
Edinburg, Texas 78539

Sales Quotation
May 22, 2008

Hidalgo County Health Department
1304 South 25th Street
Edinburg, Texas 78539

4ea Health o Meter #500KL Digital Scale	$310.00/ea	**$1,240.00**
3ea Hypoguard Advanced Blood Glucose Monitor	$45.00/ea	**$ 135.00**
3ea ADC E-Sphyg Mobile BP Monitor	$390.00/ea	**$1,560.00**
6ea Cabinet Table 2 Doors 2 Drawers		**N/A**
1ea Health o Meter #533 Digital Baby Scale	$245.00/ea	**$ 245.00**
19ea ADC E-Sphyg Desk Model	$320.00/ea	**$6,080.00**
25ea Otoscope & Opthalmoscope Set		**N/A**
15ea I-Mex Pocket Dop II	$574.00/ea	**$8,617.00**
25ea Denver II Kit		**N/A**
10ea Littmann Cardiology III Stethoscope #3128	$180.00/ea	**$1,800.00**
4ea Pelton & Crane Validator 10 Autoclave		**N/A**

Respectfully Submitted By: Jim Carlson

19,697.00

Did not bid one 2 drawer cabinet, Otiscope + Opthalmoscope Set.

IMS Durable Medical Equipment
114 South 13th Street
Edinburg, Texas 78539

Sales Quotation
May 22, 2008

Hidalgo County Health Department
1304 South 25th Street
Edinburg, Texas 78539

4ea Health o Meter #500KL Digital Scale	$310.00/ea	$1,240.00
3ea Hypoguard Advanced Blood Glucose Monitor	$45.00/ea	$ 135.00
3ea ADC E-Sphyg Mobile BP Monitor	$390.00/ea	$1,560.00
1ea Health o Meter #533 Digital Baby Scale	$245.00/ea	$ 245.00
19ea ADC E-Sphyg Desk Model	$320.00/ea	$6,080.00
15ea I-Mex Pocket Dop II	$574.00/ea	$8,617.00
10ea Littmann Cardiology III Stethoscope #3128	$180.00/ea	$1,800.00

630-0606

Diamond Wings, Inc.
5517 N. Ware Road
McAllen, Texas 78504
(956) 664-1900 Fax (956) 630-0606

Please quote me on the following items. Any questions feel free to call me to (956) 383-6221 Ext. 236 Sylvia Rocha

Thank You

Item	Description	Quantity	Unit Price	Total Price	W/Tax
1	Digital Beam Scales Medline	4	$555.00	$2,220.00	$2,403.15 ✓
2	Glucometers Contour	3	$91.50	274.50	$297.15
3	Digital B.P. Monitors E- Sphyg2 Mobile Unit	4	$755.93	3,023.72	3,273.10
4	Cabinet Table 2 doors, 2 drawers for exam room 24" x 35" x 18	6	$800.63	$4803.78	$5200.09
5	Digital Baby and Infant Scale with TED Model 353 KL	1	$471.00	$471.00	$509.86

Total
36,832.32

Medline

Clinics

Diamond Wings, Inc.
5517 N. Ware Road
McAllen, Texas 78504
(956) 664-1900 Fax (956) 630-0606

Please quote me on the following items. Any questions feel free to call me to (956) 383-6221 Ext. 236 Sylvia Rocha

Thank You

Item	Description	Quantity	Unit Price	Total Price	w/tax
1	Automatic blood pressure monitors Medline	19	90.66	1,722.54	1864.65 ✓
2	Otoscope/Ophthalmoscope Set Medline	25	239.72	5,992.88	6487.29 ✓
3	Dopplers Imex Doppler with recharger 3MHz	15	$1,070.92	$16,063.80	$17,389.06 ✓
4	Denver II Kit Child Development Screening Tool	25	N/A	N/A	
5	# 3128 Littamann Cardiology III Stetescope black 27" Medline	10	225.00	2,250.00	2435.63 ✓
6	Pelton & Crane Validator Plus 10 Sterilizers Exterior Characteristics 14" high x 23-5/8" deep add 1" to include door handle in depth x 19-1/4" wide Interior Chamber 9-7/8" inside diameter x 17-1/2" deep	4	N/A	N/A	

Diamond Wings, LLC

5517 N. Ware Road
McAllen, Texas 78504
(956) 664-1900 Fax (956) 630-0606

Medical Equipment & Supplies

Facsimile Transmittal

To:	**Sylvia (Health Dept.)**	**Fax:**	**956-383-8864**
From:	**Carlos Garza**	**Date:**	**6-2-08**
Ref:	**Prices**	**Pages:**	**3 1 INCLUDING COVERSHEET**

These are the quotes you requested. Prices are valid for 30 days from today 6-2-2008.

Thank You!! Carlos Garza

Confidentiality Notice: Confidential Health Information Enclosed

Protected Health Information (PHI) is personal and sensitive information related to a person's health care. It is being faxed to you after appropriate authorization from the patient or under circumstances that do not require patient authorization. You, the recipient, are obligated to maintain it in a safe, secure and confidential manner. Re-disclosure without additional patient consent or as permitted by law is prohibited. Unauthorized re-disclosure or failure to maintain confidentiality could subject you to penalties described in federal and state law.

IMPORTANT WARNING: This message is intended for the use of the person or entity to which it is addressed and may contain information that is privileged and confidential, the disclosure of which is governed by applicable law.

If you are not the intended recipient, or the employee or agent responsible to deliver it to the intended recipient, you are hereby notified that any disclosure, copying or distribution of this information is **Strictly Prohibited**. If you have received this message by error, please notify the sender immediately to arrange for return or destruction of these documents.

QUOTES

DESCRIPTION	QTY	AMOUNT	TOTAL	BUYBOARD	
HENRY SCHEIN					
AUTOMATIC BLOOD PRESSURE MONITORS	(19)	48.30 EA.	917.70	1,049.99	
OTOSCOPE OPHTHALMOSCOPE SET	(25)	462.72	11,568.00	11,506.75	
DOPPLERS	(15)	546.95	8,204.25	9,656.70	
LITTERMANN CARDIOLOGY III STELESCOPE	(10)	150.25	1,502.50	1,821.50	
			22,192.45		
SCALE DIGITAL BEAM	(4)	384.75	1,539.00	1631.96	
ACCU CHECK ADVANTAGE CARE	(3)	68.75	206.25	216.72	
CABINET 2 D/2DWRS	(6)	441.80	2,650.80	2,498.94	
SCALE BABY DIGITAL	(1)	142.36	142.36	152.99	
			26,730.86	28,535.55	$1,804.69
IMS					
AUTOMATIC BLOOD PRESSURE MONITORS	(19)	320.00	6,080.00		
OTOSCOPE OPHTHALMOSCOPE SET	(25)	--------	----------		
DOPPLERS	(15)	574.50	8,617.00		
LITTERMANN CARDIOLOGY III STELESCOPE	(10)	180.00	1,800.00		
			16,497.00		
SCALE DIGITAL BEAM		310.00	1,240.00		
ACCU CHECK ADVANTAGE CARE		45.00	135.00		
CABINETS		-------	----------		
BABY SCALE		245.00	245.00		
			18,117.00		
DIAMOND WINGS, INC.					
AUTOMATIC BLOOD PRESSURE MONITORS	(19)	90.66	1,722.54		
OTOSCOPE OPHTHALMOSCOPE SET	(25)	239.72	5,992.88		
DOPPLERS	(15)	1,070.92	16,063.80		
LITTERMANN CARDIOLOGY III STELESCOPE	(10)	225.00	2,250.00		
			26,029.22		
DIGITAL SCALE		555.00	2,220.00		
GLUCOMETERS		91.50	297.15		
CABINETS		800.63	4,803.78		
BABE SCALE		471.00	471.00		
			33,821.15		

Requisition

Req # 00141791

PO #

Date: 10/16/08

Bill To: x
x

Vendor : 296627
HENRY SCHEIN, INC.
135 DURYEA ROAD
MELVILLE NY 11747

Ship To: HEALTH DEPARTMENT
1304 S. 25TH
EDINBURG TX 78539

Contact: Josie Escalant
956-383-6221

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		DO NOT DUPLICATE ORDER		
15	EACH	Item #6009009 Elite 200r Doppler with prob 3MMHZ (diffrence)	50.00	750.00
		Account No	Encumbrance	
		8-1293-441-00-340-005-0-664	750.00	
			Freight	.00
			Total	750.00
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

Authorized By: _____

Consent #11706 10/21/08 ATTN: Mary

HENRY SCHEIN®

135 DURYEA ROAD
MELVILLE, NY 11747

Quote Confirmation

SHIP TO:

Hidalgo County Health Dpt
1304 S 25th Ave
Edinburg TX 78539

FAXED OCT 16 2008

BILL TO:

Hidalgo County Health Dpt
1304 South 25th St
Attn: Accounts Payable
Edinburg TX 785397205

Hidalgo County Health Dpt
1304 South 25th St
Attn: Accounts Payable
Edinburg, TX 78539-7205

Req# 141791

ACCOUNT #	TOTAL AMOUNT
861859	10,406.70
ORDER NUMBER	ORDER DATE
62806072 SQ	10/16/08
PAGE #	
1	

LINE NO	ITEM CODE	UNIT SIZE	DESCRIPTION & STRENGTH	QTY ORD / SHIPPED	SHIPPING DETAILS / CUSTOMER P.O.#	UNIT PRICE	EXTENSION
1	6009009	EA	Elite 200r Doppler W/prob 3MM2 1.000	15 / 15	DOPPLAR	693.78	10,406.70

price good until 10/24/08
Buy Board bid# 234161

6/27/08
6/24/08
605791

Rec. approval thru CC on

ACCOUNT #	TOTAL AMOUNT
861859	10,406.70
ORDER NUMBER	ORDER DATE
62806072 SQ	10/16/08
PAGE #	
1	

8.1293-441-20-340-20-5-0-664
10/16/08 DB

AI-11721 **17.H.1.**

A T & T phone equipment
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** WIC

Information

CAPTION

Requesting authority to purchase phone equipment, support and maintenance through Department of Information Resources awarded vendor AT&T contract # DIR-SDD-233 as timely submitted through requisition #140440 on 9-29-08 and forwarded to the I. T. Department for review with an amount of $55,365.80.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 81292441003500018531
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**
BUDGETARY IMPACT:

FISCAL YEAR: 2008 **ACCT. #:** 81292441003500018745
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**
BUDGETARY IMPACT:
AI# 11697 Line Item Transfer in the amount of $55,600.00

Attachments

Link: AT&T Phone Equipment
Link: Granted Letter

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 12:19 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 01:32 PM	APRV
3	Damaris San Miguel	Damaris San Miguel	10/17/2008 02:32 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Matilde Faz Started On: 10/15/2008 11:51 AM

Final Approval Date: 10/17/2008

Requisition
W.I.C. PROGRAM

-521.01 10/14/08

Req # 00140440

PO #

Date: 09/29/08

Regular #11721 10/21/08

Bill To: x
x

Vendor : 145149
AT&T
P.O. BOX 2971
OMAHA NE 68103-2971

Ship To: W.I.C. PROGRAM
3105 W. UNIVERSITY DR
EDINBURG TX 78539

Contact: MGONZALEZ
956-381-4646

745

Contract No: TX-DIR-SDD233

Special Instructions:
ACCORDANCE WITH STATE OF TEXAS DIR -SDD 233

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		QUOTATION X081208AFROM IT DEPT. STAN RAMOS DO NOT DUPLICATE ORDER		
1	EACH	1101102N123 ACES ON SITE INSTALLATION OF MX 2800 AND NON RDUNDAN	1,125.00	1,125.00
1	EACH	1101102N12 ACES ON SITE INSTALLATION OF NETVANTA 5305 W/ STANDAR	2,495.00	2,495.00
1	EACH	4205291L2 RENT AC M13 MUX WITH BUILT IN V34 MODEM FOR MGMT	3,085.20	3,085.20
0	EACH	1200290E1 MX2800 CHASSIS DOES NOT INCLUDE ANY CONTROLLER CARDS	.00	.00
1	EACH	1205288L1 SPARE CONTROLLER CARD FOR THE MX2800 INCORPORATES DS3	.00	.00
1	EACH	1205288L3 TWO 15 FOOT COAX CABLES FOR THE DS3 CONNECTION OF THE MX	69.00	69.00
1	EACH	1205288L1 SPARE CONTROLLER CARD FOR THE MX2800	.00	.00
1	EACH	120466L1 MX2800 ACCESSORY REPLACE ORIGINAL CHASSIS FACEPLATE	194.40	194.40
1	EACH	1202289L1 SPACE AC POWER SUPPLY FOR MX2800	.00	.00
1	EACH	1202289L1 SPARE AC POWER SUPPLY FOR MX2800	.00	.00
28	EACH	4200862L1 ACCESS ROUTER FOR F/R AND PTP CONNECTIVTY	608.40	17,035.20
28	EACH	1202860E1 ACCESS ROUTER FOR F/R AND PTP CONNECTIVITY	.00	.00
28	EACH	1204411L1 19 RACKMOUNT SHELF . HORIZONTALLY HOURSE 1 STANDALONE	110.00	3,080.00
28	EACH	120088E1 DE-9 MALE TO DB-9 FEMALE CONSOLE CABLE FOR THE NETVANT	30.00	840.00
1	EACH	1202862L1 T1/FT1 NETWORK INTERFACE MODULE (NIM) FOR NETVANTA	.00	.00
1	EACH	4200990L1 ACCESS ROUTER FOR F/R AND PTP CONNECTIVITY	4,280.40	4,280.40
1	EACH	1200881E1 DB-9 TO DB-9 FEMALE CONSOLE CABLE FOR THE NETVANT	30.00	30.00
1	EACH	1202843E1 OCTAL T1 WIDE MODULE FOR USE IN THE NEVANA 4305	914.40	914.40
1	EACH	1202843E1 OCATL T1 WIDE MODULE FOR USE IN THE NEVANA4305	914.40	914.40
1	EACH	12028431E1 OCATL T1 WIDE MODULE FOR USE IN THE NEVANA 4305	914.40	914.40
27	EACH	1101102N4 ACES ON SITE INSTALLATION OF 320X OR 340 STANDAR D FEATURE	715.00	19,305.00
1	EACH	PROJECT COORIDINATION ASSIGNMENT OF IC TO PROJECT	100.00	100.00
1	EACH	1202843E1 OCTAL T1 WIDE MOUDLE FOR USE IN THE NEVANA 4305	914.40	914.40

Authorized By: _____

DIR

Requisition
W.I.C. PROGRAM

Req # 00140440
PO #
Date: 09/29/08

Bill To: x
x

Vendor : 145149
AT&T
P.O. BOX 2971
OMAHA NE 68103-2971

Ship To: W.I.C. PROGRAM
3105 W. UNIVERSITY DR
EDINBURG TX 78539

Contact:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
1	EACH	1200291E1 1U HIGH PATCH PANEL THAT PROVIDES 28RJ CONNECTION	.00	.00
1	EACH	1200657L3 TWO 15 FOOT COAX CABLES FOR THE DS3 CONNECTION	69.00	69.00
		Account No	Encumbrance	
			Freight	.00
			Total	55,365.80
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

Authorized By: _____

Key #140440

RECEIVED
SEP 19 2008
11:32 am

Proposal and Quotation

AT&T Proprietary

Quote # x 081208a

A Quotation for

Quotation Information

Name: Hidalgo County
Company : Hidalgo County
Division:
Email:
Phone # :

Hidalgo County

Quote Date : 8/19/2008
Quote Expiration Date: 9/19/2008
Account Executive:
Application Specialist: Roy Hanks
Design Engineer:
Inside Sales: Nicole Watkins

Line #	Part #	Description	Qty.	List Price	Disc. Price	Extnd. Price
1	1100102L23	ACES On Site Installation of MX 2800 and Non-Redundan	1	$ 1,125.00	$ 1,125.00	$ 1,125.00
2	1101102N12	ACES On Site Installation of NetVanta 5305 w/Standard F	1	$ 2,495.00	$ 2,495.00	$ 2,495.00
3	4205291L2	RDNT AC M13 Mux with built-in V.34 modem for Mgmt, 19	1	$ 4,432.00	$ 3,085.20	$ 3,085.20
4	1200290E1	MX2800 Chassis does not include any controller cards or	1	$ -	$ -	$ -
5	1205288L1	Spare Controller Card for the MX2800, incorporates DS3 a	1	$ -	$ -	$ -
6	1200657L3	Two 15-foot coax cables for the DS3 connection of the MX	1	$ 69.00	$ 69.00	$ 69.00
7	1205288L1	Spare Controller Card for the MX2800, incorporates DS3 a	1	$ -	$ -	$ -
8	1200657L3	Two 15-foot coax cables for the DS3 connection of the MX	1	$ 69.00	$ 69.00	$ 69.00
9	1200291E1	1U high patch panel that provides 28 RJ connections for D	1	$ -	$ -	$ -
10	1200466L1	MX2800 accessory. Replaces original chassis faceplate. A	1	$ 280.00	$ 194.40	$ 194.40
11	1202289L1	Spare AC Power supply for MX2800.	1	$ -	$ -	$ -
12	1202289L1	Spare AC Power supply for MX2800.	1	$ -	$ -	$ -
13	4200862L1	Access router for F/R and PTP connectivity. Includes mod	28	$ 995.00	$ 608.40	$ 17,035.20
14	1202860E1	Access router for F/R and PTP connectivity. Includes mod	28	$ -	$ -	$ -
15	1200411L1	19" rackmount shelf. Horizontally houses 1 standalone mo	28	$ 110.00	$ 110.00	$ 3,080.00
16	1200881E1	DB-9 Male to DB-9 Female Console Cable for the NetVant	28	$ 30.00	$ 30.00	$ 840.00
17	1202862L1	T1/FT1 Network Interface Module (NIM) for NetVanta 300(	28	$ -	$ -	$ -

A Quotation for

Quotation Information

Name: Hidalgo County
Company : Hidalgo County
Division:
Email:
Phone # :

Hidalgo County

Quote Date : 8/19/2008
Quote Expiration Date: 9/19/2008
Account Executive:
Application Specialist: Roy Hanks
Design Engineer:
Inside Sales: Nicole Watkins

Line #	Part #	Description	Qty.	List Price	Disc. Price	Extnd. Price
18	4200990L1	Access router for F/R and PTP connectivity. Includes 6 W	1	$ 6,995.00	$ 4,280.40	$ 4,280.40
19	1200881E1	DB-9 Male to DB-9 Female Console Cable for the NetVant	1	$ 30.00	$ 30.00	$ 30.00
20	1202843E1	Octal T1 Wide Module for use in the NetVanta 4305 or 53(	1	$ 1,495.00	$ 914.40	$ 914.40
21	1202843E1	Octal T1 Wide Module for use in the NetVanta 4305 or 53(	1	$ 1,495.00	$ 914.40	$ 914.40
22	1202843E1	Octal T1 Wide Module for use in the NetVanta 4305 or 53(	1	$ 1,495.00	$ 914.40	$ 914.40
23	1202843E1	Octal T1 Wide Module for use in the NetVanta 4305 or 53(	1	$ 1,495.00	$ 914.40	$ 914.40
24	1101102N4	ACES On Site Installation of 320x or 340 Standard Featur	27	$ 715.00	$ 715.00	$ 19,305.00
25		AT&T SERVICES				
26	Project Coordination	Assignment of IC to project	1	$ 100.00	$ 100.00	$ 100.00
				TOTAL		$ 55,365.80

ccordance w/State of Texas DIR contract # DIR-SDD-233 DIR-SDD-233 must be referenced

A Quotation for

Name: Hidalgo County Company : Hidalgo County Division: Email: Phone # :	Hidalgo County	Quotation Information Quote Date : 8/19/2008 Quote Expiration Date: 9/19/2008 Account Executive: Application Specialist: Roy Hanks Design Engineer: Inside Sales: Nicole Watkins

Line #	Part #	Description	Qty.	List Price	Disc. Price	Extnd. Price
		TERMS: *Net 30, payment terms and order acceptance based upon prior credit approval. *This Proposal and Quotation, and any purchase made in response to this Proposal and Quotation, are subject to the terms and conditions set forth in the Equipment Resale Contract between the parties, or if no contract exists, the standard AT&T Equipment and Services resale contract. * This Quotation excludes all applicable taxes and shipping charges. * F.O.B.: Origin; Prepaid and Add, Standard Shipping method is UPS Ground unless otherwise specified. NOTE: *Please verify your shipment is correct by reviewing the packing list before opening. *Return policies vary by manufacturer and are time sensitive. Please contact your local AT&T representative regarding any return questions or requests. All returns are subject to manufacturer's terms and				
		AT&T Services encompass complete Network Lifecycle Solutions to maximize the return on investment from your network infrastructure. We can... Design - Consulting Services, Security, Network Mgmt. Deliver - Staging, Installation, Leasing, Project Mgmt. Manage - Monitoring, Maintenance, Mgd Svcs.				
		Monthly Financing available through AT&T Capital Services. For questions and information about this and other financing options and promotions available from AT&T, please call your local AT&T representative.			Estimated Monthly Payment (Final pricing provided by AT&T Captial)	$1,756.76 Plus applicable taxes
		Thank you for this opportunity to present you with our quote.				

Quote # x 081208a

A Quotation for

Name: Hidalgo County Company : Hidalgo County Division: Email: Phone # :	Hidalgo County	Quotation Information Quote Date : 8/19/2008 Quote Expiration Date: 9/19/2008 Account Executive: Application Specialist: Roy Hanks Design Engineer: Inside Sales: Nicole Watkins

Line #	Part #	Description	Qty.	List Price	Disc. Price	Extnd. Price

To ensure prompt expediting of this order, please fax to the following number. Fax 214-576-7771

Remittance Address:
AT&T
P.O. Box 8104
Aurora, IL 60507-8104

Order Entry Address:
AT&T
C/O Nicole Watkins/7th Floor
2600 N. Central Expressway
Richardson, TX 75080

Tel: 214-576-7234
Fax: 214-576-7771

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

P.O. Box 149347
Austin, Texas 78714-9347
1-888-963-7111
TTY: 1-800-735-2989
www.dshs.state.tx.us

DAVID L. LAKEY, M.D.
COMMISSIONER

September 9, 2008

Norma L. Longoria, WIC Director
LA#12, Hidalgo County Health Dept
WIC Administrative Office
3105 West University Drive
Edinburg, Texas 78539

Dear Ms. Longoria:

Approval is granted for the Hidalgo County Health Dept., WIC Local Agency #12, to contract with AT&T to upgrade its existing telephone system, which will include the purchase of the following items: 30 timeclocks @ $3,000 each, 28 telephone voice switches @ $1,596 each, and network equipment for 28 sites @ $55,365. The total cost should not exceed $392,363.

This approval is granted with the stipulation that sufficient administrative funds are available. Please maintain all proper documentation for purposes of an audit or fiscal monitoring review.

If you have any questions or require additional information, please contact Bobby Jones, Contract Development and Support Branch, at (512) 458-7111 extension 3285.

Sincerely,

for Mike Montgomery, Section Director
Nutrition Services Section

BJ

AI-11698 **17.I.1.**

Carpentry & Construction Supplies & Materials
CC REGULAR

Date: 10/21/2008
Submitted By: Yvette Islas, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Buildings & Grounds

Information

CAPTION

Recommending the award of RFB "Carpentry, Construction, & Building Supplies & Materials:

A. Recommending award of bid and approval of contract (of submitted items) to sole responding bidder meeting all requirements as attached hereto for:
"Carpentry, Construction, & Building Supplies & Materials") RFB 2008-201-08-20-ysi

B. Presentation for discussion, consideration and approval to purchase items on "Carpentry, Construction & Building Supplies & Materials" bid through Hidalgo County's Membership/Participation with Texas Multiple Award Schedule (TXMAS) Awarded Vendor Home Depot U.S.A., Inc. (Contract TXMAS-8-51V020) on an as needed basis

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-419-40-220-001-0-671
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available balance is $9,290.38 as of 10/16/08.

Attachments

Link: d recomnd
Link: b tab
Link: txmas info
Link: part log
Link: contract

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 12:06 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 01:29 PM	APRV

3	Dale Kennan	Dale Kennan	10/16/2008 02:38 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Yvette Islas

Started On: 10/14/2008 02:05 PM

Final Approval Date: 10/17/2008

PURCHASING DEPARTMENT
County Of Hidalgo

MEMORANDUM

TO: **Daniel Flores**
Buildings & Grounds

FROM: Yvette Islas, Buyer
Purchasing Department

DATE: September 19, 2008

RE: RFB No. 08-201-08-20-YSI
"CARPENTRY & CONSTRUCTION SUPPLIES & MATERIALS"

As a result of our conversation regarding the options available to the above mentioned project, attached is a copy of the bid page for your review and recommendation.

Return your response to the Purchasing Department by Tuesday, September 23, 2008 at 1:00 pm.

If you have any questions or require additional information please do not hesitate to contact me. Thank you.

DO recommend accepting of response _____ DO NOT recommend accepting of response _____

BUDGET ACCOUNT #: 8-1100-419-40 220-001-0-671

Recommendations/Concerns: _____

Authorized Signature | Daniel Flores Printed Name | 9/19/08 Date

Submit this form to the Hidalgo County Purchasing Department via fax: (956) 292-7612 or via e-mail: yvette.islas@co.hidalgo.tx.us

Attachments

Received 09-24-08 AWC

BID TAB
HIDALGO COUNTY BUILDING AND GROUNDS
"Carpentry & Construction Supplies & Materials"
RFB No.: 08-201-08-20-YSI

	DESCRIPTION			PRICE DIAZ FLOORS & INTERIORS
1.)	Plywood:			
	Birch	½"		NO BID
		¾"		NO BID
		¼"		NO BID
	Oak	½"		NO BID
		¾"		NO BID
		¼"		NO BID
	Ash	½"		NO BID
		¾"		NO BID
		¼"		NO BID
	Mahogany	½"		NO BID
		¾"		NO BID
		¼"		NO BID
2.)	# 16 nails			NO BID
3.)	# 16 galvanize			NO BID
4.)	Wedge anchors	½" x 3 ¾"		NO BID
		½" x 4 ½"		NO BID
		½" x 5 ½"		NO BID
		3/8" x 3 ½"		NO BID
		3/8" x 2 ¼"		NO BID
		3/8" x 3"		NO BID
		¼" x 3 ¼"		NO BID
		¼" x 2 ¼"		NO BID
		¼" x 3 ¼"		NO BID
		5/8" x 3 ½"		NO BID
		5/8" x 5"		NO BID
		5/8" x 6"		NO BID
5.)	Wood chims			NO BID
6.)	Solid wood boards-Ash-1"x 2"x 10'			NO BID
	Ash-1"x 2"x 12'			NO BID
	Ash-1"x 2"x 14'			NO BID
7.)	½" sheath plywood			NO BID
8.)	Saw blades	Fine:	7 ¼"	NO BID
			12"	NO BID
		Course:	7 ¼"	NO BID

		12"	NO BID
9.)	Wood/Bimetal Sawsall blades (DeWalt, Milwaukee)		
		4"	NO BID
		6"	NO BID
		8"	NO BID
		12"	NO BID
10.)	Rough/Fine Sandpaper (60-120 Grid)		
	Rough:	20 grid	NO BID
		80 grid	NO BID
		100 grid	NO BID
		120 grid	NO BID
	Fine:	20 grid	NO BID
		80 grid	NO BID
		100 grid	NO BID
		120 grid	NO BID
11.)	Wood Glue		NO BID
12.)	Water/Oil base paint interior & exterior (gloss/semi-gloss)		
	Water Base	Int semi gloss	NO BID
		Int gloss	NO BID
		Ext gloss	NO BID
		Ext semi gloss	NO BID
	Oil Base	Int semi gloss	NO BID
		Int gloss	NO BID
		Ext gloss	NO BID
		Ex semi gloss	NO BID
13.)	Drywall	3/8"	NO BID
		½"	NO BID
14.)	Drywall screws	1"	NO BID
		1 ¼"	NO BID
		1 1/2"	NO BID
		2"	NO BID
		3"	NO BID
14a.)	Self tapping screws	1"	NO BID
		1 ¼"	NO BID
		1 1/2"	NO BID
		2"	NO BID
		3"	NO BID
15.)	Formica (lifetime)		$ 2.70 SF
16.)	Vct tile (assorted sizes, colors)		(Azrock, Trackett, Congoleum, Armstrong)
		12 x 12	$ 38.00
		10 x 10	NO BID

17.)	Tile cement		4 gal/pail $ 36.00 pail
18.)	Sheet metal screws (assorted sizes)		NO BID
19.)	Fine sand		NO BID
20.)	Galvanize unidtrut channel		NO BID
21.)	Galvanized corrugated panel	8'	NO BID
		10'	NO BID
		12'	NO BID
		14'	NO BID
		16'	NO BID
22.)	Aluminum corrugated panel		NO BID
23.)	Cabinet door latches (assorted styles)		NO BID
24.)	Galvanize pipe	1"	NO BID
		2"	NO BID
		2 ½"	NO BID
		3"	NO BID
25.)	Commercial interior/exterior doorknobs (**ADA**)		
	Closet/interior		NO BID
	Hall		NO BID
	Exterior		NO BID
26.)	Varnish stain paint	Varnish	NO BID
		Stain	NO BID
27.)	Boards,Regular	2"x 4"x 8'	NO BID
		2"x 10"x 8' (pre cuts)	NO BID
		2"x 12"x 8' (pre cuts)	NO BID
		2"x 14"x 8' (pre cuts)	NO BID
		2"x 16"x 8' (pre cuts)	NO BID
	Treated	2"x 4"x 8'	NO BID
		2"x 10"x 8' (pre cuts)	NO BID
		2"x 12"x 8' (pre cuts)	NO BID
		2"x 14"x 8' (pre cuts)	NO BID
		2"x 16"x 8' (pre cuts)	NO BID
28.)	Solid boards	#3 or better	
		1" x 4'x 10'	NO BID
		1" x 4' x 12'	NO BID
		1" x 4' x 12"	NO BID
29.)	Siding plywood	4'x 8' x 3/8 T1-11	NO BID
		4'x 8' x 5/8 T1-11	NO BID

30.)	Spade drill bits		½"	NO BID
			¾"	NO BID
			7/8"	NO BID
			1"	NO BID
			1 1/8"	NO BID
			1 ¼"	NO BID
			1 ½"	NO BID
31.)	Jigsaw blades:			
	3 different grids & 5 per pack			NO BID
32.)	Rough sandpaper	# 80 grid		NO BID
33.)	Wood screws		(#8) ¼"-1"	NO BID
			(#10) ¼"-1"	NO BID
			(#12) ¼"-1"	NO BID
34.)	Wood crown molding			
		2 ½" Crown F/J		NO BID
		3 5/8" Crown F/J		NO BID
		4 ¼" Crown F/J		NO BID
		2 7/8" Ash		NO BID
		4 ¼" Ash		NO BID
		31/2" Ash		NO BID
35.)	Ceramic tile			4x4 group 1 semigloss $ 1.50 Sq Ft
				6x6 group 1 semigloss $ 2.50 Sq Ft
36.)	Tile grout	per 25 lbs		unsanded $ 14.50
37.)	Concrete Ready Mix		per 80 lbs	NO BID
38.)	Rebar	#4	3/8"	NO BID
			½"	NO BID
			5/8"	NO BID
		#2	3/8"	NO BID
			½"	NO BID
			5/8"	NO BID
		#8	3/8"	NO BID
			½"	NO BID
			5/8"	NO BID
		#6	3/8"	NO BID
			½"	NO BID
			5/8"	NO BID
39.)	Asphalt patch mix		50 lb bag	NO BID

40.)	Galvanize strut straps	H25A	NO BID
41.)	Plastic corrugated panel	8'	NO BID
42.)	Ceiling tile – 2' x 2' # 934A		equal #770 64 sf / ctn $ 31.50 per box
43.)	Ceiling tile – 2' x 4' #942		equal #769 96 sf / ctn $ 46.50 per box
44.)	Door latches(cabinet conventional doors)		NO BID
45.)	Kick plates for doors		NO BID
46.)	Finish nails	#3	NO BID
		#4	NO BID
		#6	NO BID
		#8	NO BID
47.)	Ceiling tile 942		equal #769 96 sf /ctn $ 46.50
48.)	Wall angles ¾"		NO BID
49.)	Main angles		NO BID
50.)	Cross tees 4"		NO BID
51.)	Router bit sets (various sizes)		NO BID
52.)	Router bit-carbide tipped		NO BID
53.)	Gloves		NO BID
54.)	Router bit-¼ shank, 1.3/8 cut Dia. carbide tipped-1" cut depth		NO BID
55.)	Router bit-½", 12.7mm 1.7/16 depth carbide tipped		NO BID

Diaz Floors & Interiors
1205 West Polk
Pharr, Texas 78577
956-787-0056
956-781-1917 fax
956-533-5521 cell
diazfloors8586@sbcglobal.net

Yvette Islas

From: Daniel Flores [daniel.flores@co.hidalgo.tx.us]
Sent: Wednesday, October 15, 2008 3:44 PM
To: yvette.islas@co.hidalgo.tx.us
Subject: Home Depot

Yvette, Buildings and Grounds wishes to recommend the use of Home Depot as vendor for any all construction and or materials for construction, tools, and carpentry supplies under TXMAS.

BID TAB
HIDALGO COUNTY BUILDING AND GROUNDS
"Carpentry & Construction Supplies & Materials"
RFB No.: 08-201-08-20-YSI

	DESCRIPTION			PRICE DIAZ FLOORS & INTERIORS
1.)	Plywood:			
	Birch	½"		NO BID
		¾"		NO BID
		¼"		NO BID
	Oak	½"		NO BID
		¾"		NO BID
		¼"		NO BID
	Ash	½"		NO BID
		¾"		NO BID
		¼"		NO BID
	Mahogany	½"		NO BID
		¾"		NO BID
		¼"		NO BID
2.)	# 16 nails			NO BID
3.)	# 16 galvanize			NO BID
4.)	Wedge anchors	½" x 3 ¾"		NO BID
		½" x 4 ½"		NO BID
		½" x 5 ½"		NO BID
		3/8" x 3 ½"		NO BID
		3/8" x 2 ¼"		NO BID
		3/8" x 3"		NO BID
		¼" x 3 ¼"		NO BID
		¼" x 2 ¼"		NO BID
		¼" x 3 ¼"		NO BID
		5/8" x 3 ½"		NO BID
		5/8" x 5"		NO BID
		5/8" x 6"		NO BID
5.)	Wood chims			NO BID
6.)	Solid wood boards-Ash-1"x 2"x 10'			NO BID
	Ash-1"x 2"x 12'			NO BID
	Ash-1"x 2"x 14'			NO BID
7.)	½" sheath plywood			NO BID
8.)	Saw blades	Fine:	7 ¼"	NO BID
			12"	NO BID
		Course:	7 ¼"	NO BID

		12"	NO BID
9.)	Wood/Bimetal Sawsall blades (DeWalt, Milwaukee)		
		4"	NO BID
		6"	NO BID
		8"	NO BID
		12"	NO BID
10.)	Rough/Fine Sandpaper (60-120 Grid)		
	Rough:	20 grid	NO BID
		80 grid	NO BID
		100 grid	NO BID
		120 grid	NO BID
	Fine:	20 grid	NO BID
		80 grid	NO BID
		100 grid	NO BID
		120 grid	NO BID
11.)	Wood Glue		NO BID
12.)	Water/Oil base paint interior & exterior (gloss/semi-gloss)		
	Water Base	Int semi gloss	NO BID
		Int gloss	NO BID
		Ext gloss	NO BID
		Ext semi gloss	NO BID
	Oil Base	Int semi gloss	NO BID
		Int gloss	NO BID
		Ext gloss	NO BID
		Ex semi gloss	NO BID
13.)	Drywall	3/8"	NO BID
		½"	NO BID
14.)	Drywall screws	1"	NO BID
		1 ¼"	NO BID
		1 1/2"	NO BID
		2"	NO BID
		3"	NO BID
14a.)	Self tapping screws	1"	NO BID
		1 ¼"	NO BID
		1 1/2"	NO BID
		2"	NO BID
		3"	NO BID
15.)	Formica (lifetime)		$ 2.70 SF
16.)	Vct tile (assorted sizes, colors)		(Azrock, Trackett, Congoleum, Armstrong)
		12 x 12	$ 38.00
		10 x 10	NO BID

17.)	Tile cement		4 gal/pail $ 36.00 pail
18.)	Sheet metal screws (assorted sizes)		NO BID
19.)	Fine sand		NO BID
20.)	Galvanize unidtrut channel		NO BID
21.)	Galvanized corrugated panel	8'	NO BID
		10'	NO BID
		12'	NO BID
		14'	NO BID
		16'	NO BID
22.)	Aluminum corrugated panel		NO BID
23.)	Cabinet door latches (assorted styles)		NO BID
24.)	Galvanize pipe	1"	NO BID
		2"	NO BID
		2 ½"	NO BID
		3"	NO BID
25.)	Commercial interior/exterior doorknobs (**ADA**)		
	Closet/interior		NO BID
	Hall		NO BID
	Exterior		NO BID
26.)	Varnish stain paint	Varnish	NO BID
		Stain	NO BID
27.)	Boards,Regular	2"x 4"x 8'	NO BID
		2"x 10"x 8' (pre cuts)	NO BID
		2"x 12"x 8' (pre cuts)	NO BID
		2"x 14"x 8' (pre cuts)	NO BID
		2"x 16"x 8' (pre cuts)	NO BID
	Treated	2"x 4"x 8'	NO BID
		2"x 10"x 8' (pre cuts)	NO BID
		2"x 12"x 8' (pre cuts)	NO BID
		2"x 14"x 8' (pre cuts)	NO BID
		2"x 16"x 8' (pre cuts)	NO BID
28.)	Solid boards	#3 or better	
		1" x 4'x 10'	NO BID
		1" x 4' x 12'	NO BID
		1" x 4' x 12"	NO BID
29.)	Siding plywood	4'x 8' x 3/8 T1-11	NO BID
		4'x 8' x 5/8 T1-11	NO BID

30.)	Spade drill bits		½"	NO BID
			¾"	NO BID
			7/8"	NO BID
			1"	NO BID
			1 1/8"	NO BID
			1 ¼"	NO BID
			1 ½"	NO BID
31.)	Jigsaw blades:			
	3 different grids & 5 per pack			NO BID
32.)	Rough sandpaper	# 80 grid		NO BID
33.)	Wood screws		(#8) ¼"-1"	NO BID
			(#10) ¼"-1"	NO BID
			(#12) ¼"-1"	NO BID
34.)	Wood crown molding			
		2 ½" Crown F/J		NO BID
		3 5/8" Crown F/J		NO BID
		4 ¼" Crown F/J		NO BID
		2 7/8" Ash		NO BID
		4 ¼" Ash		NO BID
		31/2" Ash		NO BID
35.)	Ceramic tile			4x4 group 1 semigloss $ 1.50 Sq Ft 6x6 group 1 semigloss $ 2.50 Sq Ft
36.)	Tile grout	per 25 lbs		unsanded $ 14.50
37.)	Concrete Ready Mix		per 80 lbs	NO BID
38.)	Rebar	#4	3/8"	NO BID
			½"	NO BID
			5/8"	NO BID
		#2	3/8"	NO BID
			½"	NO BID
			5/8"	NO BID
		#8	3/8"	NO BID
			½"	NO BID
			5/8"	NO BID
		#6	3/8"	NO BID
			½"	NO BID
			5/8"	NO BID
39.)	Asphalt patch mix		50 lb bag	NO BID

40.)	Galvanize strut straps	H25A	NO BID
41.)	Plastic corrugated panel	8'	NO BID
42.)	Ceiling tile – 2' x 2' # 934A		equal #770 64 sf / ctn $ 31.50 per box
43.)	Ceiling tile – 2' x 4' #942		equal #769 96 sf / ctn $ 46.50 per box
44.)	Door latches(cabinet conventional doors)		NO BID
45.)	Kick plates for doors		NO BID
46.)	Finish nails	#3	NO BID
		#4	NO BID
		#6	NO BID
		#8	NO BID
47.)	Ceiling tile 942		equal #769 96 sf /ctn $ 46.50
48.)	Wall angles ¾"		NO BID
49.)	Main angles		NO BID
50.)	Cross tees 4"		NO BID
51.)	Router bit sets (various sizes)		NO BID
52.)	Router bit-carbide tipped		NO BID
53.)	Gloves		NO BID
54.)	Router bit-¼ shank, 1.3/8 cut Dia. carbide tipped-1" cut depth		NO BID
55.)	Router bit-½", 12.7mm 1.7/16 depth carbide tipped		NO BID

Diaz Floors & Interiors
1205 West Polk
Pharr, Texas 78577
956-787-0056
956-781-1917 fax
956-533-5521 cell
diazfloors8586@sbcglobal.net

Welcome TXMAS Buyers
Home Depot U.S.A., Inc.

The Home Depot is proud to serve Texas Government Agencies with our new
TXMAS Contract TXMAS-8-51V020

The Home Depot is committed to providing support to TXMAS Participating Agencies for:

- Planned procurements
- Unplanned procurements
- Disaster relief

As the largest home improvement and building supplies retailer in the world, The Home Depot provides the best value to TXMAS participants based upon our buying power. Participating government entities now have the option of procuring directly from any of the over 180 The Home Depot stores in Texas and avoiding the lengthy bid process.

>Find Your Local The Home Depot Store
>View Products at HomeDepot.com

Contract Information
Contract TXMAS-8-51V020
Effective: 1-July-08 to 30-June-13

Benefits
One-stop Shopping! Take advantage of shopping our entire stores selection, plus special orders through our Contractor Services Desk. Ask our Contractor Services associates about additional savings on large procurements. **No Bidding Required per Texas Statue 2155.504.**

Getting Started
Participation is easy! To ensure the procurement is tracked as a TXMAS sale it is important that the buyer securely registers their purchase account.
Click Here for the Enrollment Form
or our TXMAS sales team can coordinate that for you.

Finally, if applicable, participating agencies will be required to **register at www.homedepot.com** to receive their The Home Depot unique tax exempt number to ensure no tax is incurred on the sale.

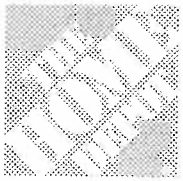
Contact Information

Carey McWilliams
TXMAS Sales Manager
210-216-1711
Carey_McWilliam@homedepot.com

Mike Fiorot
Government National Sales Manager
610-504-8587
Michael_Fiorot@homedepot.com

Rich Nyberg
Government Contracts Manager
770-384-3772
Richard_Nyberg@homedepot.com

Richard SanJose
TXMAS Program Coordinator
512-463-3421
richard.sanjose@cpa.state.tx.us



State of Texas/The Home Depot TXMAS Enrollment Form

Completion of this enrollment document is required to enroll in TXMAS Contract #TXMAS-8-51V020 with The Home Depot, and affirms that the enrollee is authorized to purchase from The Home Depot via this TXMAS contract. If your associated enrollment information is already registered with another The Home Depot contract purchasing program, execution of this form will be considered your initiation of the change to registration under the TXMAS contract.

Participation in the contract requires tracking and reporting of all associated sales. In order to comply with contract requirements, all account numbers utilized for procurements under this contract must be provided to The Home Depot and updated on a quarterly basis should there be any changes, additions or deletions. These numbers may include any and all The Home Depot Commercial Accounts and/or Procurement Cards (Visa, Mastercard, American Express, Discover, etc.). The Home Depot meets all current standards for PCI DSS, which ensures that no customer credit account data is stored in any usable form. The PCI Data Security Standard (PCI DSS) is a multifaceted security standard that includes requirements for security management, policies, procedures, network architecture, software design and other critical protective measures. This comprehensive standard is intended to help organizations proactively protect customer account data.

Please complete this required information in full and submit for enrollment in The Home Depot / TXMAS contract.

Public Agency Name:

Tax ID Number (TIN):

Texas State Agency # (3 digit): or COOP Member # (5 digit):

Department:

Contact Person:

Title:

Street Address:

City: ST: ZIP:

Phone:

Fax:

Email:

Submit TxMas Registration information

The individual email address listed on this form will receive an automated invite containing a link to our secure PCI website. ALL account numbers utilized for procurement under this program (Home Depot, Visa, Mastercard, Amex, etc.) must be registered via this website to qualify for earned volume incentives.

Tax Exempt Customers: Register for exemption.

Home Depot Commercial Account (for Purchase Orders or direct buy): Setup

The Home Depot Commercial Account (PROX) Application
For State and Local Government

Fax Application to 1-800-536-0898

FOR STORE USE ONLY: **Store#**_____

Agency Information

Agency Name_____

Street Address (No P.O. Boxes)_____

City _____ State _____ Zip _____

Agency Phone _____ Ext. _____ Fax_____

Credit Line Requested $_____ Billing Contact _____

E-mail Address: If you provide an e-mail address, we may use it to contact you about your account and to send you information about products and services you may find useful.

E-mail Address _____

Billing Address, if different from Street Address _____

City _____ State _____ Zip _____

Account Information

Is a purchase order or job name required with all purchases? ☐ Yes ☐ No

Print Full Name of Authorized Buyers (Including Yourself)	
1.	4.
2.	5.
3.	6.

☐ Check here if attaching a list of more Authorized Buyers

Sign Below

Notice to Buyer:

By signing below on behalf of your business, you represent that your business is a valid business entity; that all purchases made on the Account, if approved, will be for purposes other than personal, family, household, or agricultural use; and that you are an authorized representative of the business with authority to enter into contractual agreements. On behalf of the business, you certify that all information provided in this application is complete and accurate. You agree to be bound by the terms of the governing credit agreement of the type elected in this application. You authorize us to obtain information about your business from credit reporting agencies and other sources we deem appropriate in considering this application and subsequently for purposes of updates, renewals, or extensions of credit granted as a result of this application or in receiving or collecting the Account. You also understand that credit on the Account once approved, will be extended by Citibank (South Dakota), N.A., and that there is no binding contract between us until Citibank (South Dakota), N.A. accepts this agreement. The undersigned acknowledges receipt of a copy of the CITIBANK TERMS AND CONDITIONS FOR THE HOME DEPOT COMMERCIAL ACCOUNT.

X _____ _____

Signature of Agency's Authorized Representative — Date

_____ _____

Print Name — Title

CITIBANK TERMS AND CONDITIONS FOR THE HOME DEPOT COMMERCIAL ACCOUNT

- The Home Depot Commercial Accounts are only for business or commercial purposes. They are not for personal, family or household purposes. Citibank (South Dakota), N.A. ("we" or "us") is the issuer of your account.

- Federal law requires us to obtain, verify and record information that identifies each person who opens an account, in order to help the government fight the funding of terrorism and money laundering activities. To process the application, we must have your name, street address and other identifying information, and we may ask for identifying documents from you as well.

- If you ask us, we will tell you whether or not we requested a credit bureau report, and the names and addresses of any credit bureaus that provided us with such reports.

- You authorize us to share with The Home Depot and its affiliates experiential and transactional information regarding you and your account.

- To receive The Home Depot Commercial Account, you must meet our credit qualification criteria for those accounts. Your credit limit will be determined by a review of your credit report and, in some instances, a review of such other financial information as we may ask you to provide. You will be informed of the amount of your credit line when you receive your card. Some credit lines for The Home Depot Commercial Account may be as low as $1,000.

- If you are approved for credit, you will receive a Citibank Card Agreement ("Agreement") with your card(s). Read it carefully for important information regarding your account. The Agreement will be binding on you unless you cancel your account within 30 days after receiving your card and you have not used or authorized use of your account. We may change the Agreement at any time in accordance with applicable law and the terms of the Agreement.

© 2008 Citibank (South Dakota), N.A.

HIDALGO COUNTY PURCHASING DEPARTMENT
BID ACCEPTANCE SHEET

DEPARTMENT NAME: HIDALGO COUNTY- BUILDINGS & GROUNDS	
BID OPENING DATE: AUGUAT 20, 2008	BID OPENING TIME: 9:30 A.M.
DESCRIPTION OF BID: – CARPENTRY, CONSTRUCTION & BUILDING SUPPLIES & MATERIALS	
BID NO: 08-201-08-20-YSI	BUYER: YVETTE ISLAS

BID # RFB#	NAME/CITY/STATE OF COMPANY	ACKNOWLEDGE RECEIPTOF BID
#1	Diaz Floors & Interiors	✓
#2	Matt's Cash & Carry ***Will hold prices for 30 days ONLY***	✓
#3		
#4		
#5		
#6		
#7		
#8		
#9		
#10		

REQUIREMENTS AGREEMENT
C-08-201-10-21

THIS AGREEMENT (the "Agreement") is entered into effective as of October 21, 2008 by and between **Diaz Floors & Interiors Inc, a TEXAS Company** ("Seller") and **HIDALGO COUNTY** ("Buyer").

WHEREAS, Buyer has solicited proposals for the supply of its requirements of Hidalgo County **"Carpentry, Construction & Building Supplies & Materials,"** as further described in Exhibit "A" which is attached hereto and incorporated herein by reference for all purposes (the "Products") for a period of one year; and

WHEREAS, Seller has submitted a proposal to supply Buyer's requirements; and

WHEREAS, Buyer has determined that Seller has submitted the lowest and best bid to meet Buyer's requirements for the Product.

NOW THEREFORE, for and in consideration of the mutual covenants and conditions hereinafter set forth, and other good an valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

1. Buyer agrees to purchase from Seller, and Seller agrees to sell to Buyer, all of the Products that Buyer may require for use by Buyer in **Buildings & Grounds** projects for a period of one year from the effective date of this Agreement with the option to renew for an additional one year (If applicable) under the same rates, terms, and condition, and it is agreed that the Products will meet the specifications set forth in Exhibit "A" hereto. County reserves the right to continue this agreement for an additional sixty (60) day grace period at the end of the contract term due to and unforeseen delay in the award of a new bid for next contract term.

2. When Buyer determines that it needs a quantity of the Products to be delivered, it will, according to its Purchasing Policies, complete and submit to Seller a Purchase Order describing the type and quantity of the Products required. The Products are to be delivered by Buyer to the location in Hidalgo County specified by Buyer in its Purchase Order.

3. Buyer agrees to pay Seller for each Purchase Order based on the prices set out in Exhibit "B". Seller shall render invoices for each Purchase Order, and the invoices shall be paid by Buyer on or before the 30th day following receipt of the invoice.

4. County and Seller agree that either party may terminate this contract upon thirty (30) days written notice at any time for any reason or no reason at all.

5. General Provisions.

a. **Conflict with Applicable Law.** Nothing in this Agreement shall be construed so as to require the commission of any act contrary to law, and whenever there is any conflict between any provision of this Agreement and any present or future law, ordinance or administrative, executive or judicial regulation, order or decree, or amendment thereof, contrary to which the parties have no legal right to contract, the latter shall prevail, but in such event the affected provision or

provisions of this Agreement shall be modified only to the extent necessary to bring them within the legal requirements and only during the time such conflict exists.

b. **No Waiver.** No waiver by Buyer of any breach of any provision of this Agreement shall be deemed to be a waiver of any preceding or succeeding breach of the same or any other provision hereof.

c. **Entire Agreement.** This Agreement contains the entire contract between the parties hereto, and each party acknowledges that neither has made (either directly or through any agent or representative) any representations or agreements in connection with this Agreement not specifically set forth herein. This Agreement may be modified or amended only by agreement in writing executed by Buyer and Seller, and not otherwise.

d. **Texas Law to Apply.** This Agreement shall be construed under and in accordance with the laws of the State of Texas, and all obligations of the parties created hereunder are performable in Hidalgo County, Texas. The parties hereby consent to personal jurisdiction in Hidalgo County, Texas.

e. **Notice.** Except as may be otherwise specifically provided in this Agreement, all notices, demands, requests or communications required or permitted hereunder shall be in writing and shall either be (i) personally delivered against a written receipt, or (ii) sent by registered or certified mail, return receipt requested, postage prepaid and addressed to the parties at the addresses set forth below, or at such other addresses as may have been theretofore specified by written notice delivered in accordance herewith:

If to Buyer:
Hidalgo County
Attention: County Judge
100 E. Cano, 2nd Floor
Edinburg, Texas 78539

If to Seller:
Diaz Floors And Interiors Inc
Andres Diaz
1205 W Polk
Pharr, Texas 78577

Each notice, demand, request or communication which shall be delivered or mailed in the manner described above shall be deemed sufficiently given for all purposes at such time as it is personally delivered to the addressee or, if mailed, at such time as it is deposited in the Unites States mail.

f. **Additional Documents.** The parties hereto covenant and agree that they will execute such other and further instruments and documents as are or may become necessary or convenient to effectuate and carry out the terms of this Agreement.

g. **Successors.** This Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, executors, administrators, legal representatives, successors, and assigns where permitted by this Agreement.

h. **Assignment.** This Agreement shall not be assignable.

i. **Headings.** The headings and captions contained in this Agreement are solely for convenient reference and shall not be deemed to affect the meaning or interpretation of any provision or paragraph hereof.

j. **Gender and Number.** All pronouns used in this Agreement shall include the other gender, whether used in the masculine, feminine or neuter gender, and the singular shall include the plural whenever and as often as may be appropriate

k. **Authority to Execute.** The execution and performance of this Agreement by Buyer and Seller have been duly authorized by all necessary laws, resolutions or corporate action, and this Agreement constitutes the valid and enforceable obligations of Buyer and Seller in accordance with its terms.

l. **Commitment of Current Revenues Only**. In the event that, during any term hereof, the Commissioners Court does not appropriate sufficient funds to meet the obligations of Buyer under this Agreement, Buyer may terminate this Agreement upon sixty (60) days written notice to Seller. Buyer agrees, however, to use reasonable efforts to secure funds necessary for the continued performance of this Agreement. The parties intend this provision to be a continuing right to terminate this Agreement at the expiration of each budget period of Buyer pursuant to the provisions of Tex. Loc. Govt. Code Ann. § 271.903 (Vernon Supp. 1996).

m. **Insurance.** Company shall provide insurance in force on all its vehicles and all persons connected with providing services under this Contract naming County as an additional insured (with coverages and in the amounts described on Exhibit "C" attached hereto and incorporated herein at this point for all purposes), and shall furnish to County certificates of such insurance coverage.

n. **Purchasing Ethics**. Seller represents and warrants it has not, during the process of being awarded this contract violated the following ethical standards of Buyer and, upon and after the execution of this Agreement, agrees to abide by the following ethical standards of Buyer:

(1) It shall be a breach of ethics to offer, give or agree to give any elected official, department head or employee, or former elected official, department head or employee, of Hidalgo County, or for any elected official, department head or employee or former elected official, department head or employee of Hidalgo County, to solicit, demand, accept or agree to accept from another person, entity or organization, a gratuity or an officer of employment in connection with any decision, approval, disapproval, recommendation, preparation or any part of a program requirement or purchase request, influencing the content of any specification or procurement standard, rendering of advise, investigation, auditing, or in any other advisory capacity in any proceeding or application, request for ruling, determination, claim or controversy, or other particular matter pertaining to any program requirement or a contract or subcontract, or to any solicitation or proposal therefor pending before any department or agency of Hidalgo County.

(2) It shall be a breach of ethics for any payment, gratuity or offer of

employment to be made by or on behalf of a subcontractor under a contract to the prime contractor or higher tier subcontractor for any contract for Hidalgo County, or any person associated therewith, as an inducement for the award of a subcontract or order.

EXECUTED effective as of the day and year first above written.

APPROVED BY COMMISSIONERS COURT ON, _____.

APPROVED AS TO FORM:
Atlas & Hall, L.L.P

By: _____
Stephen L. ~~Grane~~ Crain
Date: 10-15-08

HIDALGO COUNTY

By: _____
Juan D. Salinas, III, County Judge
Date: _____

ATTEST:

_____
Arturo Guajardo, Jr., County Clerk
Date: _____

Vendor _____
By: _____
Printed Name: _____
Title: _____
Date: _____

EXHIBIT "A"
SPECIFICATIONS

EXHIBIT "A"

HIDALGO COUNTY BUILDING AND GROUNDS
"Carpentry, Construction & Building Supplies & Materials"
RFB No.: 08-201-08-20-YSI

SPECIFICATIONS, REQUIREMENTS AND OTHER TERMS & CONDITIONS

General Requirements:

The following are the minimum requirements and/or specifications that will be acceptable to the County. These requirements and/or specifications may be equal or better. Any bid that does not meet the minimum requirements and/or specifications will be rejected.

Hidalgo County is seeking to contract with a qualified vendor(s) to furnish "Carpentry, Construction & Building Supplies & Materials" including, but not limited to the following:

Terms Conditions & Requirements:

1. Hidalgo County has the authority to utilize State Contracts and under cooperative purchasing participation when ever it is in the County's best interest to do so.

2. Hidalgo County reserves the right to award to one (1) or multiple vendors.

3. All purchases will be on an "**As Needed Basis**", there are no set quantities to be purchased.

4. All products furnished under this RFB shall be warranted by the vendor to be free from defects and fit for the intended use.

5. All costs and expenses associated with the preparation and submission of bids shall be the responsibility of the bidder and no reimbursement for such charges shall be passed onto Hidalgo County.

6. Vendor(s) will provide and maintain all the required Insurance and/or Bonds as described and listed in: **Insurance Requirements: See Exhibit "C" attached hereto.**

7. Term of contract is for one (1) year period with County's option to extend the contract for an additional one (1) year under the same rates terms and conditions.

8. County reserves the right to continue this agreement for an additional sixty (60) day grace period at the end of the contract term due to an unforseen delay in the award of a new bid for next contract term.

9. BID PAGE - Vendor must thoroughly fill in each section of the Bid Page (Exhibit "B") if applicable. INCOMPLETE submittals shall be considered a probable cause for disqualification.

Market Volatility and Unit Price Adjustments:

Hidalgo County recognizes that during periods of national crisis and unstable economic conditions, unforeseen price increases might affect costs for goods and services contracted on an annual basis. The following procedure may be employed to mediate price volatility:

1) **Requesting Price Adjustment**: Upon written request of the Vendor to the County Purchasing Agent, the County may review evidence of prevailing industry-wide market conditions that warrant an adjustment in bid prices contained in the contract.

   - A Vendor must tie any price change clause to an industry-wide or otherwise nationally recognized index, or some other form of verifiable document. Such written request must be accompanied by a certified copy of the supplier's advisory or notification to the vendor of the price changes.
   - The Vendor must put the Purchasing Agent on the mailing lists for such publications so that the Purchasing Agent can monitor said changes. Such membership shall be at no cost to the County.
   - The County Purchasing Agent retains the right to determine whether or not such proposed price changes are in the best interest of the County.
   - No price escalation will be authorized in excess of the amount of the increase referred to in the supplier's notice.
   - The County may only grant a price increase if the evidence presented is deemed reliable. Should the County allow a price increase, the approved price change shall be honored for all orders received by the vendor or contractor after the effective date of such price change. Approved price changes are not applicable to orders already issued and in process at time of price change.

2) **Price Reduction**: Vendor shall notify the County at the time when the Vendor's costs for items and/or supplies reduce due to stabilization in the market at which time prices for items on this contract shall be reduced accordingly. Failure by the Vendor to notify the County of a decrease in costs for items and/or supplies for which the Vendor was granted a price adjustment, may result in immediate termination of this contract and the County shall not be obligated to pay the Vendor the difference between the contract price and the price adjustment.

3) **Timeframe for Adjusted Price Increases:** Price increases are only valid for the quarter in which they are requested and approved. Prices shall return to the original contract price at the beginning of the following quarter unless a Vendor notifies the County in writing within ten (10) days of expiration of the quarter in which the price increase is in effect, that it desires to have the price increase continue or that the Vendor is requesting a different price increase for the following quarter. Such request must be supplemented with sufficient justification to demonstrate that the price increase remains necessary. The County Purchasing Department shall have sole discretion whether to grant the price increase extension. The County too, shall have discretion to unilaterally reduce, eliminate or extend a price adjustment to the Vendor at any time upon written notice from the County to the Vendor demonstrating justification for such reduction, elimination or extension of the price adjustment.

4) **Allowable Review Periods**: Price adjustment reviews may only be requested by the Vendor on a quarterly basis. However, the County may at its own discretion, conduct temporary price adjustment reviews at any time. The County Purchasing Agent and/or the County Auditor reserve the right to audit and/or examine any pertinent books, documents, papers, records or invoices relating directly to the contract transaction in question after reasonable notice and during normal business hours.

Dollar Limit to Price Changes: The total increase in contract price shall not exceed twenty-five

percent (25%) of the original contract price during the contract term.

Additional Conditions & Requirements:

Hidalgo County is requesting that any and all questions, inquiries, and all clarifications regarding quotes, bids, proposals, or statements of qualifications be addressed to Martha L. Salazar, CPPB, Purchasing Agent, 2812 South Business Highway 281, Edinburg, Texas 78539. ***Telephone calls will not be accepted!*** All written inquiries will be accepted via facsimile no later than, Wednesday, **August 13, 2008, 5:00 pm.** Responses to said inquiries will be sent to all applicants via facsimile by no later than Friday, **August 15, 2008, 5:00 pm.**

1.) Plywood birch, oak, ash, mahogany ½", ¾", ¼"
2.) # 16 nails
3.) # 16 galvanize
4.) Wedge anchors ½", 3/8", ¼"
5.) Wood chimes
6.) Solid wood boards 1"x2"x10", 12', 14'
7.) ½" sheath plywood
8.) Sal blades 7 ¼", 12" (fine, course)
9.) Wood/Bimetal Sawsall blades (DeWalt, Milwaukee)
10.) Rough/Fine Sandpaper (60-120 Grid)
11.) Wood Glue
12.) Water/Oil base paint interior & exterior (gloss/semi-gloss)
13.) Drywall 3/8", ½"
14.) Drywall screws 1", 1 ¼", 1 1/2", 2", 3"
14a.) Self tapping screws 1", 1 ¼", 1 ½", 2", 3"
15.) Formica (lifetime)
16.) Vct tile 12x12 / 10x10 (assorted sizes, colors)
17.) Tile cement
18.) Sheet metal screws (assorted sizes)
19.) Fine sand
20.) Galvanize unidtrut channel
21.) Galvanize corrugated panel
22.) Aluminum corrugated panel
23.) Cabinet door latches (assorted styles)
24.) Galvanize pipe 1", 2", 2 ½", 3"
25.) Commercial interior/exterior doorknobs (closet, hall, entry, ADA)
26.) Varnish stain paint
27.) Boards, regular & treated 2"x 4"x 8'
2"x 10"x 8' (pre cuts)
2"x 12"x 8' (pre cuts)
2"x 14"x 8' (pre cuts)
2"x 16"x 8' (pre cuts)
28.) Solid boards 1"x4' x10', 12', 14'
29.) Siding plywood
30.) Spade drill bits
31.) Jigsaw blades

32.) Rough sandpaper
33.) Wood screws (#8) ¼"-1", (#10) ¼"-1", (#12) ¼"-1"
34.) Wood crown molding
35.) Ceramic tile
36.) Tile grout
37.) Concrete Ready Mix
38.) Rebar #4, #2, #8, #6
39.) Asphalt patch mix
40.) Galvanize strut straps
41.) Plastic corrugated panel
42.) Ceiling tile – 2' x 2' # 934A
43.) Ceiling tile – 2' x 4' #942
44.) Door latches (cabinet conventional doors)
45.) Kick plates for doors
46.) Finish nails #3, #4, #6, #8
47.) Ceiling tile 942
48.) Wall angles ¾"
49.) Main angles
50.) Cross tees 4"
51.) Router bit sets (various sizes)
52.) Router bit-carbide tipped
53.) Gloves
54.) Router bit-¼ shank 1.3/8 cut Dia. carbide tipped-1" cut dept
55.) Router bit-½", 12.7mm 1.7/16 depth carbide tipped

EXHIBIT "B"
PAYMENT SCHEDULE

EXHIBIT "B"
BID PAGE
HIDALGO COUNTY BUILDING AND GROUNDS
"Carpentry & Construction Supplies & Materials"
RFB No.: 08-201-08-20-YSI

	DESCRIPTION			PRICE
1.)	Plywood:	Birch	½"	$ _____ each
			¾"	$ _____ each
			¼"	$ _____ each
		Oak	½"	$ _____ each
			¾"	$ _____ each
			¼"	$ _____ each
		Ash	½"	$ _____ each
			¾"	$ _____ each
			¼"	$ _____ each
		Mahogany	½"	$ _____ each
			¾"	$ _____ each
			¼"	$ _____ each
2.)	# 16 nails			$ _____ lb.
3.)	# 16 galvanize			$ _____ lb.
4.)	Wedge anchors	½" x _____"		$ _____ each
		½" x _____"		$ _____ each
		½" x _____"		$ _____ each
		3/8" x _____"		$ _____ each
		3/8" x _____"		$ _____ each
		3/8" x _____"		$ _____ each
		¼" x _____"		$ _____ each
		¼" x _____"		$ _____ each
		¼" x _____"		$ _____ each
		¼" x _____"		$ _____ each
		_____" x _____"		$ _____ each
		_____" x _____"		$ _____ each
		_____" x _____"		$ _____ each
		_____" x _____"		$ _____ each
5.)	Wood chims			$ _____ each
6.)	Solid wood boards	*type:* _____	1"x 2"x 10'	$ _____ each
		type: _____	1"x 2"x 12'	$ _____ each
		type: _____	1"x 2"x 14'	$ _____ each
7.)	½" sheath plywood			$ _____ each
8.)	Saw blades	Fine:	7 ¼"	$ _____ each

	Course:	12"	$ N each
		7 ¼"	$ each
		12"	$ A each

9.) Wood/Bimetal Sawsall blades (DeWalt, Milwaukee)

	4"	$ each
	6"	$ N each
	8"	$ each
	12"	$ A each

10.) Rough/Fine Sandpaper (60-120 Grid)

Rough:	20 grid	$ each
	80 grid	$ each
	100 grid	$ N each
	120 grid	$ each
Fine:	20 grid	$ each
	80 grid	$ A each
	100 grid	$ each
	120 grid	$ each

11.) Wood Glue — $ N A gallon

12.) Water/Oil base paint interior & exterior (gloss/semi-gloss)

Water Base	Int semi gloss	$ gallon
	Int gloss	$ gallon
	Ext gloss	$ gallon
	Ext semi gloss	$ N gallon
Oil Base	Int semi gloss	$ gallon
	Int gloss	$ A gallon
	Ext gloss	$ gallon
	Ex semi gloss	$ gallon

13.) Drywall

3/8"	$ N each
½"	$ A each

14.) Drywall screws

1"	$ lb.
1 ¼"	$ lb.
1 1/2"	$ N lb.
2"	$ lb.
3"	$ A lb.

14a.) Self tapping screws

1"	$ lb.
1 ¼"	$ lb.
1 1/2"	$ N lb.
2"	$ lb.
3"	$ A lb.

15.) Formica (lifetime) — $ 2.70 SF LF

16.) Vct tile (assorted sizes, colors)
(AZROCK, TARKKET, CONGOLEUM, ARMSTRONG) 45sf/ctn
12 x 12 — $ 38.00 bx
10 x 10 — $ n/a bx

17.) Tile cement 4 gal/pail — $ 36.00 pail

18.) Sheet metal screws (assorted sizes) — $ N/A

19.) Fine sand — $ N/A

20.) Galvanize unidtrut channel — $ N/A

21.) Galvanized corrugated panel
8' — $
10' — $
12' — $ N/A
14' — $
16' — $

22.) Aluminum corrugated panel size:_____ — $ N/A each

23.) Cabinet door latches (assorted styles) — $ N/A each

24.) Galvanize pipe
1" — $ each
2" — $ N/A each
2 ½" — $ each
3" — $ each

25.) Commercial interior/exterior doorknobs (**ADA**)
Closet/interior — $ N/A each
Hall — each
Exterior — each

26.) Varnish stain paint
Varnish — $ N/A gal
Stain — gal

27.) Boards,
Regular
2"x 4"x 8' — $
2"x 10"x 8' (pre cuts) — $
2"x 12"x 8' (pre cuts) — $
2"x 14"x 8' (pre cuts) — $ N/A
2"x 16"x 8' (pre cuts) — $
Treated
2"x 4"x 8' — $
2"x 10"x 8' (pre cuts) — $
2"x 12"x 8' (pre cuts) — $
2"x 14"x 8' (pre cuts) — $
2"x 16"x 8' (pre cuts) — $

28.) Solid boards # _____ or better
1" x 4'x 10' — $
1" x 4' x 12' — $ N/A
1" x 4' x 12" — $

29.) Siding plywood

4'x 8' x _____ $ N/A
4'x 8' x _____ $

30.) Spade drill bits

½" $
¾" $
7/8" $ N
1" $
1 1/8" $ A
1 ¼" $
1 ½" $

31.) Jigsaw blades: _____different grids & _____ per pack $ N/A

32.) Rough sandpaper #_____ grid $ N/A sheet

33.) Wood screws

(#8) ¼"-1" $
(#10) ¼"-1" $ N
(#12) ¼"-1" $ A

34.) Wood crown molding

_____ $ LFT
_____ $ LFT
_____ $ N LFT
_____ $ LFT
_____ $ A LFT
_____ $ LFT

35.) Ceramic tile 4x4 group 1 semigloss $ 1.50 Sq Ft
6x6 group 1 semigloss $ 2.50 sq ft

36.) Tile grout unsanded per 25 lb bag $ 14.50 bag

37.) Concrete Ready Mix per _____ $ N/A

38.) Rebar

#4 3/8" $
½" $
5/8" $
#2 3/8" $ N
½" $
5/8" $
#8 3/8" $
½" $
5/8" $ A
#6 3/8" $
½" $
5/8" $

39.) Asphalt patch mix 50 lb bucket $ N/A

40.) Galvanize strut straps _____ $ N/A

41.) Plastic corrugated panel $ N/A

42.)	Ceiling tile – 2' x 2' # 934A -equal #770 64 sf/ ctn.		$ 31.50 per box
43.)	Ceiling tile – 2' x 4' #942 -equal #769 96 sf/ctn.		$ 46.50 per box
44.)	Door latches (cabinet conventional doors)		$ N/A
45.)	Kick plates for doors		$ N/A
46.)	Finish nails	#3	$ lb
		#4	$ N lb
		#6	$ A lb
		#8	$ lb
47.)	Ceiling tile 942 - equal # 769 96 sf/ctn		$ 46.50
48.)	Wall angles ¾"		$ N/A
49.)	Main angles		$ N/A
50.)	Cross tees 4"		$ N/A
51.)	Router bit sets (various sizes)		$ N/A
52.)	Router bit-carbide tipped		$ N/A
53.)	Gloves		$ N/A pr
54.)	Router bit-¼ shank 1.3/8 cut Dia. carbide tipped-1" cut depth		$ N/A
55.)	Router bit-½", 12.7mm 1.7/16 depth carbide tipped		$ N/A

BIDDER/COMPANY NAME: Diaz Floors & Interiors

ADDRESS: 1205 West Polk

CITY/STATE/ZIP: Pharr, Tx 78577

PHONE NO/FAX NO: 956-787-0056 fax 956-781-7917

CELL PHONE NO: 956-533-5521

E-MAIL ADDRESS: diazfloor8586@sbcglobal.net

AUTHORIZED SIGNATURE: Andres Diaz

TITLE: President

EXHIBIT "C"
INSURANCE REQUIREMENTS

ACORD CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YY) 8/26/2008

PRODUCER
YOLANDA MCGEE INSURANCE AGENCY
3902 N. FM. 493
DONNA, TEXAS 78537
956464-9889

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW.

INSURED
DIAZ FLOORS AND INTERIORS INC
DIAZ, ANDRES
1205 W POLK
PHARR, TX 78577
(956)787-0056

INSURERS AFFORDING COVERAGE — NAIC#
INSURER A: FARMERS INSURANCE EXCHANGE
INSURER B:
INSURER C:
INSURER D:
INSURER E:

COVERAGES

THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	ADD'L INSRD	TYPE OF INSURANCE	POLICY NUMBER	POLICY EFFECTIVE DATE (MM/DD/YY)	POLICY EXPIRATION DATE (MM/DD/YY)	LIMITS
A		GENERAL LIABILITY X COMMERCIAL GENERAL LIABILITY CLAIMS MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY PRO JECT LOC	06942-80-38	8/23/08	8/23/09	EACH OCCURRENCE $ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) $ MED EXP (Any one person) $ 5,000 PERSONAL & ADV INJURY $ GENERAL AGGREGATE $ PRODUCTS - COMP/OP AGG $
B		AUTOMOBILE LIABILITY ANY AUTO ALL OWNED AUTOS X SCHEDULED AUTOS X HIRED AUTOS X NON-OWNED AUTOS	06940-58-16	12/19/07	12/19/08	COMBINED SINGLE LIMIT (Ea accident) $ 500,000 BODILY INJURY (Per person) $ BODILY INJURY (Per accident) $ PROPERTY DAMAGE (Per accident) $
		GARAGE LIABILITY ANY AUTO				AUTO ONLY - EA ACCIDENT $ OTHER THAN AUTO ONLY: EA ACC $ AGG $
		EXCESS/UMBRELLA LIABILITY OCCUR CLAIMS MADE DEDUCTIBLE RETENTION $				EACH OCCURRENCE $ AGGREGATE $ $ $
C		WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (If yes, describe under SPECIAL PROVISIONS below) OTHER	A07079377	11/30/07	11/30/08	WC STATU TORY LIMITS / OTH ER E.L. EACH ACCIDENT $ 1,000,000 E.L. DISEASE - EA EMPLOYEE $ 1,000,000 E.L. DISEASE - POLICY LIMIT $ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / EXCLUSIONS ADDED BY ENDORSEMENT / SPECIAL PROVISIONS

JOB DESCRIPTION: FLOORING SALES/INSTALLATION

CERTIFICATE HOLDER

Hidalgo County
2812 S. Business Hwy 281
Edinburg, TX. 78539

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER WILL ENDEAVOR TO MAIL 10 DAYS WRITTEN NOTICE TO THE CERTIFICATE HOLDER NAMED TO THE LEFT, BUT FAILURE TO DO SO SHALL IMPOSE NO OBLIGATION OR LIABILITY OF ANY KIND UPON THE INSURER, ITS AGENTS OR REPRESENTATIVES.

AUTHORIZED REPRESENTATIVE

ACORD 25(2001/08)

© ACORD CORPORATION 1988

FAXED OCT 14 2008
@ 2:46 PM

AI-11703 **17.I.2.**

DIR Computer Purchases
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Buildings & Grounds

Information

CAPTION

Requesting authority to purchase computer equipment, software and/or peripherals for the Buildings & Grounds Department through our membership/participation with (DIR) Department of Information Resource awarded vendor, Dell Marketing L. P. contract #DIR-SDD-192 through requisition #141275 in the amount of $5,728.00.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 81100419402200010745
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**
BUDGETARY IMPACT:

Attachments

Link: Dell Computers

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 02:01 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 02:43 PM	APRV
3	Dale Kennan	Dale Kennan	10/15/2008 03:34 PM	APRV
4	Auditor's Office	Linda Fong	10/16/2008 08:30 AM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:02 AM	APRV

Form Started By: Matilde Faz Started On: 10/14/2008 03:33 PM

Final Approval Date: 10/17/2008

Requisition

Req # 00141275

PO #

Date: 10/09/08

Regular
11703
10/21/08

Bill To: x
x

Vendor : 178136
DELL MARKETING L.P.
ONE DELL WAY
RR1 MAILSTOP 8035
ROUND ROCK TX 78682
FAX (800)433-9527

Ship To: BUILDINGS & GROUNDS
100 E. CANO, 2ND FL
EDINBURG TX 78539

Contact: **ALMA**
956-289-7851

Contract No:

Special Instructions:
REQ 1259

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		CONTRACT #17927132 DO NOT DUPLICATE ORDER		
5	EACH	OptiPlex 755 Ultra Small Form,Core E6550/2. (Computers)	1,145.60	5,728.00
		Account No	Encumbrance	
		8-1100-419-40-220-001-0-745	5,728.00	
			Freight	.00
			Total	5,728.00
		QUOTE #450478582		
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

Asset #'s 48654 55 56 57 58

DIR

Authorized By: _____

14/275

DELL

QUOTE #: 450478582
Customer #: 17927132
Contract #: 9912572
Quote Date: 9/19/08
Customer Name: HIDALGO COUNTY

Date: 9/19/08 4:05:51 PM

TOTAL QUOTE AMOUNT:	$5,728.00		
Tax:	$0.00		
Shipping & Handling:	$0.00		
Shipping Method:	Ground	Total Number of System Groups:	1

B/ $1,145.60 ea. 5,728.00

Base Unit:	OptiPlex 755 Ultra Small Form Factor,Core 2 Duo E6550/2.33GHz,4M,VT,1333FSB (223-0637)
Processor:	NTFS File System,Factory Install (420-3699)
Memory:	2GB,Non-ECC,667MHz DDR2,2X1GB OptiPlex 740 (311-7440)
Keyboard:	Dell USB Keyboard,No Hot Keys English,Black,Optiplex (310-8010)
Monitor:	Factor (320-5745)
Video Card:	Integrated Video,GMA3100,Dell OptiPlex 755 (320-5642)
Hard Drive:	80GB SATA 10K RPM 3.0Gb/s 2.5 inch SATA2 16MB Data Burst Cache Dell OptiPlex (341-7168)
Floppy Disk Drive:	D-Module,1.44MB,Floppy Drive Dell OptiPlex 745 and 755 Ultra Small Form Factor (341-2268)
Operating System:	Windows XP PRO SP2 with Windows Vista Business LicenseDell OptiPlex,English,Factory Install (420-6972)
Mouse:	Dell USB 2 Button Optical Mouse with Scroll,Black OptiPlex (310-9627)
TBU:	vPro Secure Advanced Hardware Enabled Systems Management Dell OptiPlex (310-9491)
CD-ROM or DVD-ROM Drive:	24X24 CDRW/DVD Combo,D-Module Dell OptiPlex 755 Ultra Small Form Factor (313-5409)
CD-ROM or DVD-ROM Drive:	Cyberlink Power DVD 8.0,with Media,Dell OptiPlex (420-8856)
Speakers:	Internal Chassis Speaker Option,Dell OptiPlex 745 and and GX620 Ultra Small Form Factor (313-3363)
Documentation Diskette:	No Resource DVD, Dell Optiplex,Precision and Latitude Systems (313-3673)
Bundled Software:	You have chosen a vPro System (310-9490)
Factory Installed Software:	Energy Smart,Energy Star,EIST for OptiPlex (if applicable) (310-9504)
Service:	ProSupport for IT: 7x24 Technical Support for certified IT Staff, Initial (984-6640)
Service:	ProSupport for IT: Next Business Day Parts and Labor Onsite Response Initial Year (985-5930)
Service:	Dell Hardware Limited Warranty Plus Onsite Service Initial Year (989-1567)
Service:	ProSupport for IT: 7x24 Technical Support for certified IT Staff, 2 Year Extended (984-0002)
Service:	Dell Hardware Limited Warranty Plus Onsite Service Extended Year(s) (989-1568)
Service:	ProSupport for IT: Next Business Day Parts and Labor Onsite Response 2 Year Extended (985-0482)
Service:	Thank you choosing Dell ProSupport. For tech support, visit http://support.dell.com/ProSupport or call 1-866-516-31 (989-3449)
Installation:	Standard On-Site Installation Declined (900-9987)
Misc:	Shipping Material for System Trinity Ultra Small Form Factor,Dell OptiPlex (310-9333)

5

Misc:	Vista Premium Downgrade Relationship Desktop (310-9161)
	Keep Your Hard Drive, 3 Year (984-0092)

SALES REP:	Tiffany Washington	PHONE:	1-800-576-6038
Email Address:	tiffany_washington@dell.com	Phone Ext:	7241768

For your convenience, your sales representative, quote number and customer number have been included to provide you with faster service when you are ready to place your order. Orders may be faxed to the attention of your sales representative to 1-866-607-6914. You may also place your order online at www.dell.com/qto

This quote is subject to the terms of the agreement signed by you and Dell, or absent such agreement, to Dell's Terms of Sale.

Prices and tax rates are valid in the U.S. only and are subject to change.

Sales/use tax is a destination charge, i.e. based on the "ship to" address on your purchase order. Please indicate your taxability status on your PO. If exempt, please fax exemption certificate to Dell Tax Department at 888-863-8778, referencing your customer number. If you have any questions regarding tax please call 800-433-9019 or email Tax_Department@dell.com. *

All product and pricing information is based on latest information available. Subject to change without notice or obligation.

LCD panels in Dell products contain mercury, please dispose properly. Please contact Dell Financial Services' Asset Recovery Services group for EPA compliant disposal options at US_Dell_ARS_Requests@dell.com. Minimum quantities may apply.

Shipments to California: For certain products, a State Environmental Fee Of Up to $10 per item may be applied to your invoice as early as Jan 1, 2005. Prices in your cart do not reflect this fee. More Info: or refer to URL www.dell.com/environmentalfee

AI-11739 **17.I.3.**

Tractor

CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Buildings & Grounds

Information

CAPTION

Requesting authority to purchase "One (1) tractor for Buildings & Grounds through John Deere/Weaks Martin Implement Co., through the County's participation/membership with TPSS Texas Participation Support Services TXMAS contract #3-23V040 in the amount of $18,788.56 which includes (1) front loader, (1) rotary cutter, through requisition #141427.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 81100419402200010742
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding available for pending requisition as of 10-17-08.

Attachments

Link: Tractor

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 02:02 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 02:51 PM	APRV
3	Dale Kennan	Dale Kennan	10/17/2008 10:08 AM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Matilde Faz Started On: 10/15/2008 03:44 PM

Final Approval Date: 10/17/2008

Requisition

Req # 00141427

PO #

Date: 10/10/08

Regular # 11739 10/21/08

Bill To: x
x

Vendor : 339024
JOHN DEERE LANDSCAPES INC
31691 DEQUINDRE DR
MADISON IL 48071

Ship To: BUILDINGS & GROUNDS
100 E. CANO, 2ND FL
EDINBURG TX 78539

Contact: ALMA
956-289-7851

Contract No:

Special Instructions:
REQ 1280

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		TXMAS 3-23V040		
		DO NOT DUPLICATE ORDER		
1	EACH	TRACTOR SN:PY5203U009470 (NIGP 760.44)	12,944.56	12,944.56
1	EACH	FRONT LOADER (NIGP 760-44)	3,903.75	3,903.75
1	EACH	ROTARY CUTTER (NIGP 760-44)	1,940.25	1,940.25
		Account No	Encumbrance	
		8-1100-419-40-220-001-0-742	18,788.56	
			Freight	.00
			Total	18,788.56
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

3 Asset #'s

Through our participation with Texas Procurement and Support Services

Authorized By: _____

Reg# 141427 141427

WEAKS MARTIN IMPLEMENT CO., INC.
P.O. BOX 910 • MISSION, TEXAS 78573
(956) 585-1618 or (956) 682-2531 or (956) 383-3872

Complete Goods

JOHN DEERE

DATE	NUMBER	STORE NUMBER	SALESMAN	PAGE NUMBER
10/09/2008	2872686	1	Jeff Richter	1
CUSTOMER NUMBER	CUSTOMER TELEPHONE NUMBER	PURCHASE ORDER NUMBER	PURCHASE ORDER DATE	DELIVERY DATE

SOLD TO:

Hidalgo County Buildings and Grounds
Edinburg, TX

SHIP TO:

Contract #: TXMAS-3-23V040

SAFETY
live with it

QUANTITY	MAKE	MODEL	PRODUCT ID NUMBER / DESCRIPTION	STOCK NO	UNIT PRICE	EXTENDED PRICE
1	JD	5203	Tractor SN: PY5203U009470		$12,944.56	$12,944.56
1	JD	512	Front Loader		3,903.75	3,903.75
1	JD	MX6	Rotary Cutter		1,940.25	1,940.25
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00
						0.00

SERVING
SINCE 1938

760.44

TRADE-IN INFORMATION

QUANTITY	MAKE	MODEL	PRODUCT ID NUMBER	AMOUNT

SIGNATURE

Sub-Total	$0.00
Less Payoff(s)	
Net Trade-In Allowance	$0.00

Total Selling Price		$18,788.56
Sales Tax	%	0.00
Less Discount		
Total Cash Price		$18,788.56
Advance Deposit		
Cash Received		
Total Cash Received		$0.00
Net Trade-In Allowance		$0.00
Total Cash & Trade-In		$0.00

Accounts Receivable	
Note, JDFP, Other	
Other Charges	
Balance Due	$18,788.56

Numerical Figures in Parentheses ( ) Indicate A Negative Dollar Amount.

LF- 1153C Ver. 70004-040602

AI-11744 **17.I.4.**

Request for Approval to declare Salvage Property at Buildings and Grounds Department

CC REGULAR

Date: 10/21/2008
Submitted By: Gabriel Navarro, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Buildings & Grounds

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Information

CAPTION

Hidalgo County Building & Grounds Department located at 3100 South Bus. Hwy 281, Edinburg, Texas is presenting for discussion, consideration and approval to declare as "Salvage Property" (personal property, other than items routinely discarded as waste, that because of use, time, accident, or any other cause is so worn, damaged or obsolete that it has no value for the purpose for which it was originally intended) for disposition through sale as scrap metal through County's contracted vendor of the following:
A) Medium size oxygen bottle
B) Four water heater cores
C) Five water fountain wall mount units
D) Twenty-seven A/C units cores
E) Miscellaneous A/C unit covers
Ff) Miscellaneous A/C unit pulleys
G) Rope braided steel cable
H) Steel cat walk
I) Miscellaneous metal material - Steel, Stainless Steel, Copper, Aluminum
J) Fifty double edge frames (items located at Old Adm. Building 3rd Floor)
K) One three window frame (item located at Old Adm. Building 3rd Floor)
L) Two Bathroom type door frames (Items located at Old Adm. Building 3rd Floor)

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:** Revenue
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Possible income from sale of scrap/salvaged materials.

Attachments

Link: B&G

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 02:11 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 02:54 PM	APRV
3	Dale Kennan	Dale Kennan	10/17/2008 10:27 AM	APRV
4	Auditor's Office	Linda Fong	10/17/2008 11:13 AM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 02:09 PM	APRV

Form Started By: Gabriel Navarro Started On: 10/15/2008 04:06 PM

Final Approval Date: 10/17/2008

gabriel

From: Gabriel H Garza [gabrielh.garza@co.hidalgo.tx.us]
Sent: Tuesday, October 14, 2008 9:17 AM
To: 'gabriel'
Subject: salvage

To: Gabriel Navarro, Hidalgo County Purchasing Dept.

From: Daniel Flores, Director, Hidalgo County Buildings & Grounds

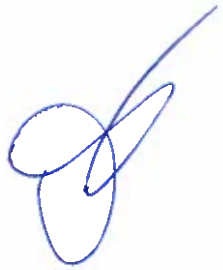
Date: October 9, 2008

Re: Salvage Property

I am requesting that the following items be approved to declare as "Salvage Property" (for the purpose of disposition through sale as scrap metal through County's contracted vendor).

Fifty (50) Double edge frames (1 door and 1 window)
One (1) three window frame
Two (2) Bathroom type door frames

Items are located at the 100 West Cano, Edinburg, TX (The Old Administration Building) 3rd floor.



2008 - 9. 16

2008 9 16

gabriel

From: Gabriel H Garza [gabrielh.garza@co.hidalgo.tx.us]
Sent: Thursday, October 09, 2008 4:44 PM
To: 'gabriel'
Subject: salvage

To: Gabriel Navarro, Hidalgo County Purchasing Dept.

From: Daniel Flores, Director, Hidalgo County Buildings & Grounds

Date: October 9, 2008

Re: Salvage Property

I am requesting that the following items be approved to declare as "Salvage Property" (for the purpose of disposition through sale as scrap metal through County's contracted vendor).

One (1) medium size oxygen bottle
Four (4) water heater cores
Five (5) water fountain wall mount units
Twenty-seven (27) A/C unit cores
Miscellaneous A/C unit covers
Miscellaneous A/C pullies
Rope braded steel cable
Steel cat walk
Obsolete metal material
Steel
Stainless steel
Copper
Aluminum

Items are located at the North West part of the parking lot here at B&G 3100 South Bus. Hwy 281, Edinburg, TX (behind the Delta jail cell facility).

AI-11626 **17.J.1.**

Requesting approval of Amendment One (1) for an additional RTS workstations

CC REGULAR

Date: 10/21/2008
Submitted By: Rocio Villarreal, PURCHASING DEPT.
Submitted For: Rocio Villarreal
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Tax Office

Information

CAPTION

Presentation for consideration, discussion and approval of Amendment One to Lease between the County of Hidalgo and the State of Texas Registration and Title Systems (RTS) Information Resources and Support to include the use of Remote Sticker Printing Systems (RSPS) to reflect additional equipment at the Tax Office located in the new Administration Building in Edinburg.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-415-15-140-001-0-442
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Available Bal. $6,163.60 as of 10/16/08.

Attachments

Link: Agreement

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 01:58 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 02:42 PM	APRV
3	Erika Reyna	Erika Reyna	10/16/2008 02:53 PM	APRV
4	Auditor's Office	Linda Fong	10/17/2008 11:56 AM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 02:09 PM	APRV

Form Started By: Rocio Villarreal Started On: 10/08/2008 11:07 AM

Final Approval Date: 10/17/2008

STATE OF TEXAS

(Rev. January, 2003)

COUNTY OF Hidalgo

AMENDMENT ONE [LEASE OF STATE OF TEXAS REGISTRATION AND TITLE SYSTEM (RTS) INFORMATION RESOURCES AND SUPPORT] TO AGREEMENT FOR THE USE OF STATE OF TEXAS AUTOMATION EQUIPMENT

THIS AMENDMENT is made between the "State" and the "County" pursuant to the addition of SECTION 1, Subchapter A, Chapter 520, Section 520.002 of the Texas Transportation Code as enacted by the 76th Legislature of the State of Texas for the purposes of providing the County of Hidalgo, Texas an option to lease additional RTS workstations/items directly from the State. This amendment incorporates all the terms and provisions regarding responsibility for: equipment installation, RTS programming and hardware/software configuration, security, maintenance, equipment repair and replacement, equipment movement, unauthorized equipment use, building electrical requirements, accountability/inventory of equipment, training, and supplies provided in the Agreement for the Use of State of Texas Automation Equipment dated _____.

In addition to the provisions of the original county agreement, TxDOT's responsibility for equipment installed at non-county tax assessor-collector sites; e.g. privately owned, for profit enterprises performing registration and title functions for the county tax office; will be limited to ensuring the equipment remains operational. The county will be responsible for all training, user support, forms, supplies, user policy and procedures, etc., associated with this leased equipment. This amendment will remain in force for as long as the Agreement for the Use of State of Texas Automation Equipment remains effective.

This Amendment provides a new option for the County to obtain additional RTS Information Resources and Support not identified in the Agreement for Use of State Automation Equipment. The process for requesting these resources and annual cost and billing information associated with this lease are included in Exhibit A to this Amendment.

RTS workstations identified below and/peripheral equipment identified on Exhibit A which are leased under the provisions of this amendment will be installed following approval of the County Commissioner's Court. This amendment will be signed below by the County Judge or will be supported by a certified copy of the Commissioner's Court Order or Resolution which will be attached, and the Director of the Vehicle Titles and Registration Division of the Texas Department of Transportation.

* * *

The County of Hidalgo, Texas will lease 1 additional RTS workstation(s)/items and requests that it/they be installed at the following County Tax Office manager or controlled site(s):

Site Name	New (N) or Existing (E) Site	Site Address	Number of Items	Type of Equipment
Hidalgo County	Existing	2804 Bus Hwy 281	(1)	Workstation
		Edinburg		Basic

_____

County Judge Date:

Hidalgo County

(rev. 2/2003)

_____

Jerry L. Dike, Director Date:
Vehicle Titles and
Registration Division

EXHIBIT "A" To Amendment One
State of Texas, County of Hidalgo

1. If a county desires additional RTS information resources, e.g. workstations or peripheral equipment, beyond that which is allocated by the State, the equipment and support may be leased at county expense from the State.
2. Submitting a signed amendment form to the supporting VTR regional office will constitute the County's formal request to lease RTS workstations and will signify that the County Tax Assessor-Collector has the funds necessary to lease this equipment.
3. The cost of leasing a basic RTS workstation will be $1,500 per year, except if the installation is at a new site (at a site where RTS has not previously been installed). In this case, a "one time" additional fee of $2,500 for the first workstation will be charged. The cost of leasing a Remote Sticker Printing System (RSPS) unit and/or a Dealer Title Application (DTA RSPS) unit is $600.00. The cost of leasing other RTS information resources and support is reflected below. Counties will identify the type and amount of the equipment desired by appropriately annotating this quantity below.
4. During the first year of installation, the county will be billed during the month immediately following the month in which the equipment is installed for the pro-rated portion of the State fiscal year that remains. Thereafter, billing will occur annually during the first month of the State's fiscal year (September).
5. The county may request the State remove the equipment at any time and it will be removed within 30 days of the request being received by TxDOT. The county will forfeit any portion of the annual lease fee that remains.
6. Equipment leased by a county will remain in the county unless replaced by the State or until the County requests that it be removed.
7. Annual costs for the above equipment and services are subject to change annually. Counties will be notified at least 90 days in advance of proposed changes.
8. All county leased equipment, including Remote Sticker Printing Systems, are covered by their existing Agreement for the Use of State of Texas Automation Equipment, "County Agreement" (item 8), and this Amendment. Counties may place Remote Sticker Printing System equipment at any location in their county subject to any terms between the county and the subcontractor/dealer.
9. Counties will annotate below (by site and quantity) equipment requirements. Total annual costs can be projected using the table provided. TxDOT will compute final costs and the county will be billed in accordance with paragraph 4 above.

	Item Type	Site/Location	Quantity	Individual Item Cost	Total Annual Cost
1.	Workstation, Basic*	Edinburg Tx	1	$1,500.00	1,500.00
2.	Remote Sticker Printing System (Renewal)**			600.00	
3.	Remote Sticker Printing System (DTA)**			600.00	
4.	Uninterrupted Power Supply (UPS)			125.00	
5.	Printer Laser, HP 8000 (high capacity)			1,100.00	
6.	Additional Printer			250.00	
7.	Bar code reader			550.00	
8.	New Site Cost (one time fee)			2,500.00	
				Annual Leasing Costs	1,500.00

*Basic Workstation includes all standard items for full functionality (monitor, CPU, keyboard, printer, software, support, and cash drawer, if necessary) in a normal environment.

**RSPS (Remote Sticker Printing Systems) include Laptop preloaded with XP operating system, Printer (HP2200), Hand held bar code Scanner, Wireless Print Director, Wireless Access Card (The same equipment is used for DTA applications)

**RSPS units will be delivered to county tax offices only. Please show the county name in the site/location column for ordering purposes.

AI-11694 **17.K.1.**

Application for Payment No. 1 Bernal-Highland Subdivision
CC REGULAR

Date: 10/21/2008
Submitted By: Marcie Jackson, COLONIA ACCESS PROGRAM
Submitted For: Agapito Vargas
Department: COLONIA ACCESS PROGRAM
Agenda Area: Purchasing Department **Purchasing only:** CAP Pct.1

Information

CAPTION

Presentation for consideration, discussion, acceptance, and approval of Application for Payment No. 1 in the amount of $50,980.95 from J.M. Construction, contracted vendor for Bernal and Highland Subdivision submitted through project engineer, TEDSI Infrastructure Group. C-CAP-08-004-02-20

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1311-431-00-121-105-1-733/734
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Amount available for P.O.# 605603 $4,176.56 as of 10-16-08 for J.M. Construction, Inc. in relation to Bernal Subdivision in object code 733.

Amount avaiable for PO #605603 $55,488.64 as of 10-16-08 for J.M. Connstruction, Inc. in relation to Bernal Subdivision in object code 734.

FISCAL YEAR: 2008 **ACCT. #:** 8-1311-431-00-121-318-1-733/734
FUNDS AVAILABLE Y/N?: y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Amount available for P.O.# 605603 $14,173.56 as of 10-16-08 for J.M. Construction, Inc. in relation to High Land Subdivision in object code 733.

Amount avaiable for PO #605603 $74,411.16 as of 10-16-08 for J.M. Construction, Inc. in relation to High Land Subdivision in object code 734.

Attachments

Link: pymnt appl

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Laura Moya	Laura Moya	10/15/2008 04:29 PM	APRV

2	Purchasing Department	Marty Salazar	10/16/2008 12:02 PM	APRV
3	Budget & Management	Veronica Lopez	10/16/2008 01:28 PM	APRV
4	Ivan Cantu	Ivan Cantu	10/16/2008 01:45 PM	APRV
5	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Marcie Jackson Started On: 10/14/2008 10:58 AM

Final Approval Date: 10/17/2008

Uganda Item 11674
10/24/08

APPLICATION FOR PAYMENT NO. 1

To: Hidalgo County (OWNER)
From: J.M. CONSTRUCTION (CONTRACTOR)
Contract: COLONIA ACCESS PROGRAM
Project: "ROAD &DRAINAGE CONSTRUCTION OF BERNAL-HIGHLAND SUBDIVISION"
OWNER's Contract No. C-CAP-08-004-02-20 ENGINEER's Project No. 2C-1080-105 & 3713/8
For Work accomplished through the date of: 9-04-08 .

1. Original Contract Price:		$ 168,786.50
2. Net change by Change Orders and Written Amendments (+ or -):		$
3. Current Contract Price (1 plus 2):		$ 168,786.50
4. Total completed and stored to date:		$ 56,645.50
5. Retainage (per Agreement):		
10 % of completed Work:	$ 5,664.55	
% of stored material:	$ 0.00	
Total Retainage:		$ 5,664.55
6. Total completed and stored to date less retainage (4 minus 5):		$ 50,980.95
7. Less previous Application for Payments:		$ 0.00
8. DUE THIS APPLICATION (6 MINUS 7): P.O.# 665403		$ 50,980.95

10-15-08

Accompanying Documentation: 8·1311·431·00·121·105·1·733 =
8·1311·431·00·121·105·1·734 =
8·1311·431·00·121·318·1·733 = $ 44,545.50 - ($ 4,454.55) = $ 40,090.95
8·1311·431·00·121·318·1·734 = $ 12,100.00 - ($ 1,210.00) = $ 10,890.00
$ 50,980.95

CONTRACTOR'S Certification:

The undersigned CONTRACTOR certifies that (1) all previous progress payments received from OWNER on account of Work done under the Contract referred to above have been applied on account to discharge CONTRACTOR's legitimate obligations incurred in connection with Work covered by prior Applications for Payment numbered 1 through _____ inclusive; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to OWNER at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to OWNER indemnifying OWNER against any such Lien, security interest or encumbrance); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and not defective.

Dated 10-1-08

CONTRACTOR

By: Juan Mendoza - President

State of Texas
County of Hidalgo
Subscribed and sworn to before me this 1 day of October, 2008

Notary Public
My Commission expires: _____

GABRIEL CARILLO
Notary Public, State of Texas
My Commission Expires
March 30, 2011

INVOICE RECEIVED BY: Marcie Jackson ON 10/8/08
GOODS/SERVICES RECEIVED BY: Marcie Jackson ON 10/8/08

Payment of the above AMOUNT DUE THIS APPLICATION is recommended.

Dated _____

TEDSI Infrastructure Group
ENGINEER

By: _____

Prevailing Wage Rates
Certification Statement

Date October 15, 2008

Project Name Bernal - Highland Subd. **CSJ#** 2C1080105 + 2C1080318

Contractor J.M. Construction **Application#** NO. 1

I, Agapito Reyes Jr **do hereby state:**
(Name of Project Director)

1. That a payroll (form WH-347 or similar form) was submitted for contract work Performed for the period covered by the attached application.
2. That a statement of compliance(form WH-347 or similar form) was submitted with the payroll.
3. The certified payroll complies with the classifications and minimum wage rates Stipulated in the contract.
4. That a minimum of one interview was conducted with laborers using Form HUD-11 or similar.

Signature

ORIGINAL

JM Construction Contractor Name
07-03-2008 Starting Date
10-31-2008 Project Ending Date
10% Retainage Percent

Application No. 1
Application Date: 10-09-2008
Period To: 09-04-2008
Engineer Firm: TEDSI Infrastructure Group

Summary

CSJ#	PROJECT NAME	Original Schedule Value	Revised Schedule Value	Payment Application No 1	Payment Application No 2	Payment Application No 3	Payment Application No 4	Total To Date	Balance To Finish	Retainage	Net	Payment To Date	Payment Due
2C-1060-392	Bernal - Highland	$168,786.50	$0.00	$56,645.50	$0.00	$0.00	$0.00	$56,645.50	$112,141.00	$5,664.55	$50,980.95	$56,645.50	$50,980.95

Prepared and Checked By:

Signature: _____

Printed Name: Jose A. Sanchez

Date: 10.09.2008

10/14/2008 03:32 9567874683 HIDALGO CO PCT 2 PAGE 14

Estimate Quantity Update Worksheet — Date: October 14, 2008

Colonia: Bernal and Highland Subdivision

Roadway: Central Ave (Highland Subdivision) — Contractor: J.M. Contruction — Date Began: July 3, 2008

Control: [redacted] — Contract Price: $109,333.50 — Contract Time: 120

Project No: C-CAP-08-004-02-20 — Work Done this Mo.: $56,645.50 — Time Charged: 63

County: Hidalgo County Precinct No.1 — % Complete: 51.81% — % Time Used: 52.50%

Est. No: 1

Work Type: Paving and Drainage

Limits:

From: Bernal & Highland Subdivision

To:

						July			August			September		
ITEM NO.	DESCRIPTION	UNIT	PROJECT QTY	Unit Price	Project Amount	MONTHLY QUANTITY	QTY to Date	Item Cost (Monthly)	MONTHLY QUANTITY	QTY to Date	Item Cost (Monthly)	MONTHLY QUANTITY	QTY to Date	Item Cost (Monthly)
	(901)ADMINISTRATIVE													
	(902) PRELIMINARY ENGINEERING													
	(903) CONSTRUCTION ENGINEERING													
	(904) RIGHT-OF-WAY													
	(905) ROADWAY CONSTRUCTION													
100	PREP R.O.W.	STA	16.03	$400.00	$6,412.00	16.030	16.030	36,412.00	0.000	0	$0.00	0.000	0	$0.00
134	Backfill (TY B)	STA	16.03	$200.00	$3,206.00	0.000	0	$0.00	16.030	16.030	$3,206.00	0.000	0	$0.00
247	FL BS (Rdwy Del)(TY D, GR 6, CL 4)	CY	831	$20.00	$16,620.00	0.000	0	$0.00	831.000	831.000	$16,620.00	0.000	0.000	$0.00
310	ASPH MATRL (MC-30)	GAL	891	$5.00	$4,455.00	0.000	0	$0.00	0.000	0	$0.00	0.000	0	$0.00
340	ASPH Concrete (TY D)	TON	365	$81.00	$29,565.00	0.000	0	$0.00	0.000	0	$0.00	0.000	0	$0.00
500	Mobilization	LS	1	$1,000.00	$1,000.00	1.000	1.000	$1,000.00	0.000	0	$0.00	0.000	0	$0.00
502	Barricades, Signs and Traffic Handling	MO	1	$2,000.00	$2,000.00	1.000	1.000	$2,000.00	0.000	0	$0.00	0.000	0	$0.00
530	Turnouts (ASPH-CONC-PAV)(PB-2)	SY	202	$21.00	$4,242.00	0.000	0	$0.00	0.000	0	$0.00	0.000	0	$0.00
2500	EN-I TREATED FLEX BASE	SY	4987	$2.50	$12,467.50	0.000	0	$0.00	0.000	0	$0.00	4987.000	4987.000	$12,467.50
2500	EN-I ROADBOND	GAL	28	$90.00	$2,520.00	0.000	0	$0.00	0.000	0	$0.00	28.000	28.000	$2,520.00
5249	Temporary Sediment Control Fence	LF	80	$4.00	$320.00	80.000	80.000	$320.00	0.000	0	$0.00	0.000	0	$0.00
5249	Temporary Sediment Control Fence (Remove)	LF	80	$3.00	$240.00	0.000	0	$0.00	0.000	0	$0.00	0.000	0	$0.00
	(906) DRAINAGE													
464	18" RCP (CL II)	LF	80	$30.00	$2,400.00	0.000	0	$0.00	80	80.000	$2,400.00	0	0	$0.00
467	SET (TY II)(18 IN)(RCP)©	EA	2	$600.00	$1,200.00	0.000	0	$0.00	2	2.000	$1,200.00	0	0	$0.00
530	Driveways (CONC.)(4")	SY	82	$30.00	$2,460.00	0.000	0	$0.00	0.000	0	$0.00	0.000	0	$0.00
530	Driveways (ASPH-CONC-PAV)(PB-1)	SY	451	$26.00	$11,726.00	0.000	0	$0.00	0.000	0	$0.00	0.000	0	$0.00
556	15" Corrugated Pipe	LF	500	$17.00	$8,500.00	0.000	0	$0.00	500.000	500.000	$8,500.00	0.000	0	$0.00

Monthly Totals:	$9,732.00	$31,926.00	$14,987.50
ADMINISTRATIVE (901)			
PRELIMINARY ENGINEERING (902)			
CONSTRUCTION ENGINEERING (903)			
RIGHT-OF-WAY (904)			
Roadway (903):	$9,732.00	$19,826.00	$14,987.50
Drainage (904):	$0.00	$12,100.00	$0.00

Total to Date

Roadway (903):	$44,545.50
Drainage (904):	$12,100.00
Total	$56,645.50

Prepared and Checked By:

Signature: [signature]

Printed Name: Jose A. Sanchez

Date: 10.14.2008

10/14/2008 03:32 9567874683 HIDALGO CO PCT 2 PAGE 15

J.M. CONSTRUCTION

3701 Jade Street
Weslaco, Texas 78596
956-565-5222
956-514-4955 (FAX)
jm4955@aol.com

9/10/2008

To: TEDSI Infrastructure Group
1201 E. Expressway 83
Mission, Texas 78572
Proj: Road & Drainage Construction for Highland and Bernal Subdivisions - CAP-08-004-01-09-LRM
Attn: Joe Vasquez

Re: Highland and Bernal Subdivisions
Materials Suppliers Pay Request 1

Dear Joe,

The following is a list of material suppliers for the above referenced project. Please call if you have any questions.

1. Martin Marietta Materials
P.O. Box 30013
Raleigh, NC 27622
1-361-853-7331

2. HD Supply Waterworks
100 N. 1st Street
McAllen, Texas 78501
1-956-631-3341

3. Rio Valley Pipe
7301 W. Expressway 83
Mission, Texas 78572
956-584-5770

Sincerely,

Juan Mendoza
President

WAIVER OF LIEN

Hidalgo County Precinct #1
Hidalgo County, Texas
Highland and Bernal Subdivisions CAP-08-004-01-09-LRM

Re: Highland and Bernal Subdivisions (Pay Request 1)

In consideration of payment upon receipt of $ 2,297.78 (Invoice # 7023276, 7023283,n 7048258) which is hereby acknowledged, Martin Marietta Materials waives and releases any lien for materials furnished to J.M. Construction for use on the project commonly known as Highland & Bernal Subdivisions located in Hidalgo County, Texas. Martin Marietta Materials acknowledges that all payments hereto received on amount of materials furnished to the project have been accepted in full satisfaction of the liens or right to lien, waived hereunder. Provided further, that this release shall not become effective until all checks given us as part of the consideration hereof, shall have been honored and paid in full.

Martin Marietta Materials

STATE OF TEXAS

COUNTY OF Bexar

Subscribed and sworn to before me, the undersigned authority, on this the 23RD day of SEPT., 2008 to certify which, witness my hand and seal of office.

Notary Public, State of Texas
Notary's Name Printed: LINDA L. THIELE

My commission expires 2-24-2012.

LINDA L THIELE
My Commission Expires
February 24, 2012

WAIVER OF LIEN

Hidalgo County Precinct #1
Hidalgo County, Texas
Highland and Bernal Subdivisions CAP-08-004-01-09-LRM

Re: Highland and Bernal Subdivisions (Pay Request 1)

In consideration of payment upon receipt of $ 3,680.00 (invoice # 7733190) which is hereby acknowledged, HD Supply Waterworks waives and releases any lien for materials furnished to J.M. Construction for use on the project commonly known as Highland & Bernal Subdivisions located in Hidalgo County, Texas. HD Supply Waterworks acknowledges that all payments hereto received on amount of materials furnished to the project have been accepted in full satisfaction of the liens or right to lien, waived hereunder. Provided further, that this release shall not become effective until all checks given us as part of the consideration hereof, shall have been honored and paid in full.

HD Supply Waterworks
Felipe Garcia

STATE OF TEXAS

COUNTY OF Hidalgo

Subscribed and sworn to before me, the undersigned authority, on this the 11 day of Sept, 2008 to certify which, witness my hand and seal of office.

GABRIEL CARILLO
Notary Public, State of Texas
My Commission Expires
March 30, 2011

My commission exp

Notary Public, State of Texas
Notary's Name Printed:

Received Time Sep. 11. 3:02PM

WAIVER OF LIEN

Hidalgo County Precinct #1
Hidalgo County, Texas
Highland and Bernal Subdivisions CAP-08-004-01-09-LRM

Re: Highland and Bernal Subdivisions (Pay Request 1)

In consideration of payment upon receipt of $1,706.40 (invoice # 73671) which is hereby acknowledged, Rio Valley Pipe, LLC waives and releases any lien for materials furnished to J.M. Construction for use on the project commonly known as Highland & Bernal Subdivisions located in Hidalgo County, Texas. Rio Valley Pipe, LLC acknowledges that all payments hereto received on amount of materials furnished to the project have been accepted in full satisfaction of the liens or right to lien, waived hereunder. Provided further, that this release shall not become effective until all checks given us as part of the consideration hereof, shall have been honored and paid in full.

Rio Valley Pipe, LLC
Edgar Morales

STATE OF TEXAS

COUNTY OF Hidalgo

Subscribed and sworn to before me, the undersigned authority, on this the 16th day of SEPTEMBER, 2008 to certify which, witness my hand and seal of office.

Notary Public, State of Texas
Notary's Name Printed:
ERNESTO SAENZ

My commissioin expires 10-11-2011.

ERNESTO SAENZ
NOTARY PUBLIC
STATE OF TEXAS
MY COMM. EXP. 10-11-2011

ORIGINAL

Contract Time Statement

ESTIMATE NO. 1 CONTRACTOR JM Construction

PROJECT NO. CAP-08-004-02-20 COUNTY HIDALGO DATE WORK BEGAN 07/03/2008

TIME COMPUTED FROM 07/03/2008 DATE WORK COMPLETED 09/04/2008

MONTH	DATE OR DAYS	WORKING DAYS CHARGED		DAYS CREDITED AND REASONS THEREFORE
				NTP ISSUED 06/23/2008. 10 DAYS LATER 07/03/2008. 120 CALENDAR DAYS FOR COMPLETION
JULY	28	28	19	RAIN OUT
AUGUST	31	31	9	RAIN OUT
SEPT	4	4	1	RAIN OUT
TOTAL	63	63	29	

NO. OF CONTRACT WORKING 63 NO. WORKING DAYS CHARGED TO DATE 63

ASSESSED LIQUIDATED DAMAGES: NO. N/A PER DAY $ TOTAL $ 0.00

CERTIFIED AS CORRECT (ONE COPY HAS BEEN GIVEN TO THE

10.03.2008

RESIDENT ENGINEER

INSTRUCTIONS: PROJECT IDENTIFICATION SHOULD COVER CONTRACT. TIME CREDITED AND REASONS THEREFORE MUST CONFORM TO PROVISIONS OF CONTRACT. NO HOLIDAY CREDIT ALLOWED FOR DAYS PRECEDING OR FOLLOWING LEGAL HOLIDAYS. TIME SUSPENDED AND RESUMED MUST BE SUPPORTED BY COPY EACH OF LETTERS TO CONTRACTOR DATED ON OR BEFORE EFFECTIVE DATES. TIME EXTENSION MUST BE INDICATED AND REFERENCED TO RELATED PROVISION OF CONTRACT. SEE BOOKLET OF INSTRUCTIONS, CONSTRUCTION ESTIMATES DATED SEPTEMBER 1, 1966

AI-11709 **17.K.2.**

Application for Payment No 1 (final) Chapa III
CC REGULAR

Date: 10/21/2008
Submitted By: Marcie Jackson, COLONIA ACCESS PROGRAM
Submitted For: Agapito Vargas
Department: COLONIA ACCESS PROGRAM
Agenda Area: Purchasing Department **Purchasing only:** CAP Pct.1

Information

CAPTION

Presentation for consideration, discussion, acceptance, and approval of Application for Payment No. 1(final) in the amount of $33,610.05 from IOC Company, LLC , contracted vendor for Chapa III Subdivision submitted by project engineer TEDSI Infrastructure Group. C-CAP-07-015-02-20

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1311-431-00-121-150-1-733/734
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Amount available for P.O.#603546 for IOC Company, LLC $5,858.00 as of 10-16-08 in relation to Chapa III in object code 733.

Amount available for PO #603546 for IOC Compnay, LLC $13,887.79 as of 10-16-08 in relation to Chapa III in object code 734.

FISCAL YEAR: 2008 **ACCT. #:** 8-1201-431-00-121-005-0-734
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Amount available for P.O.#603546 $17,598.71 as of 10-16-08 for IOC Company, LLC in relation to Chapa III.

Attachments

Link: Pymt Appl

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Laura Moya	Laura Moya	10/15/2008 04:29 PM	APRV
2	Purchasing Department	Marty Salazar	10/16/2008 12:10 PM	APRV
3	Budget & Management	Veronica Lopez	10/16/2008 01:30 PM	APRV
4	Ivan Cantu	Ivan Cantu	10/16/2008 02:08 PM	APRV

5	Auditor's Office	10/17/2008 06:10 PM	NEW
Form Started By: Marcie Jackson		Started On: 10/15/2008 09:31 AM	
Final Approval Date: 10/17/2008			

Agenda Item # 10/7
10/21/08

APPLICATION FOR PAYMENT NO. 1

To: HIDALGO COUNTY (OWNER)
From: JOC COMPANY, LLC (CONTRACTOR)
Contract: COLONIA ACCESS PROGRAM
Project: "ROAD &DRAINAGE CONSTRUCTION OF CHAPA #3 SUBDIVISION"
OWNER's Contract No. CAP-07-015-02-20 LRM ENGINEER's Project No. 2C-1080-897
For Work accomplished through the date of: 09-27-2008 .

1. Original Contract Price:		$ 35,030.50
2. Net change by Change Orders and Written Amendments (+ or -):		$ 2,314.00
3. Current Contract Price (1 plus 2):		$ 37,344.50
4. Total completed and stored to date:		$ 37,344.50
5. Retainage (per Agreement):		
10 % of completed Work:	$ 3,734.45	
% of stored material:	$ 0.00	
Total Retainage:		$ 3,734.45
6. Total completed and stored to date less retainage (4 minus 5):		$ 33,610.05
7. Less previous Application for Payments:		$ 0.00
8. DUE THIS APPLICATION (6 MINUS 7):		$ 33,610.05

10.15.08
P.O.#603546

Accompanying Documentation: 8-1311-431-00-121-150-1-733-$5,858.00-($585.80)-$5,272.20

CONTRACTOR'S Certification: 8-1311-431-00-121-150-1.734-$13,887.79-($1,388.78)-$12,499.01
8-1201-431-00-121-005-0-734-$17,598.71-($1,759.87)-$15,838.84

The undersigned CONTRACTOR certifies that (1) all previous progress payments received from OWNER on account of Work done under the Contract referred to above have been applied on account to discharge CONTRACTOR's legitimate obligations incurred in connection with Work covered by prior Applications for Payment numbered 1 through _____ inclusive; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to OWNER at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to OWNER indemnifying OWNER against any such Lien, security interest or encumbrance); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and not defective. $33610.05

Dated 10/07/08

JOC Company, LLC
CONTRACTOR

By: _____

State of Texas
County of Hidalgo
Subscribed and sworn to before me this 7th day of October, 2008

CAROL ALEJANDRA GOMEZ
Notary Public, State of Texas
My Commission Expires
March 23, 2011

Notary Public
My Commission expires: March 23, 2011

INVOICE RECEIVED BY: _____ ON 10/8/08
GOODS/SERVICES RECEIVED BY: _____ ON 10/8/08

Payment of the above AMOUNT DUE THIS APPLICATION is recommended.

Dated _____

TEDSI Infrastructure Group
ENGINEER
By: _____ 10.08.2008

Hidalgo County
By: _____

Prevailing Wage Rates
Certification Statement

Date: 10.05.08

Project Name: Chapa III CSJ#: 2C1080150

Contractor: IOC Company, LLC Application# NO. 1

I, Agapito Vargas do hereby state:
(Name of Project Director)

1. That a payroll (form WH-347 or similar form) was submitted for contract work performed for the period covered by the attached application.
2. That a statement of compliance (form WH-347 or similar form) was submitted with the payroll.
3. The certified payroll complies with the classifications and minimum wage rates stipulated in the contract.
4. That a minimum of one interview was conducted with laborers using Form HUD-11 or similar.

Signature

IOC Company LLC	Contractor Name
05-28-2008	Starting Date
120	Contract Days
09-25-2008	Project Ending Date by Contract
123	Total Calendar Days up to End of Period
39	Days Credited
84	Working Days Charged
10%	Retainage Percent

Application No. 1
Application Date: 10-09-2008
Period To: 09-27-2008
Engineer Firm: TEDSI Infrastructure Group

Summary

CSJ#	PROJECT NAME	Original Schedule Value	Revised Schedule Value	Payment Application No 1	Payment Application No 2	Payment Application No 3	Payment Application No 4	Total To Date	Balance To Finish	Retainage	Net	Payment To Date	Payment Due
2C-1080-897	Chapa #3	$35,030.50	$37,344.50	$37,344.50	$0.00	$0.00	$0.00	$37,344.50	$0.00	$3,734.45	$33,610.05	$37,344.50	$33,610.05

Prepared and Checked By:

Signature: _____

Printed Name: Jose A. Sanchez

Date: 10.09.2008

10/14/2008 03:32 9567874683 HIDALGO CO PCT 2 PAGE 23

COPY

10/14/2008 03:32 9567874683 HIDALGO CO PCT 2 PAGE 24

IDC Company LLC	Contractor Name
8/28/2008	Starting Date
10/31/2008	Project Ending Date
Road and Drainage Construction of Chapa # 3 Subdivision	Engineer's / County Project Description

Application No.: 1
Application Date: 10/14/2008
Period To: 8/27/2008
Engineer's / County Project No.: 2C-1080-007

No.	Item Code	Description	Unit	Original Rates	Value Quan	Value Dollars	Revised Rates	Value Quan	Value Dollars	June-08 Monthly Quan	June-08 QTY to Date	June-08 Item Cost (Monthly)	July-08 Monthly Quan	July-08 QTY to Date	July-08 Item Cost (Monthly)	August-08 Monthly Quan	August-08 QTY to Date	August-08 Item Cost (Monthly)	September-08 Monthly Quan	September-08 QTY to Date	September-08 Item Cost (Monthly)	Total to Date	Balance To Finish Quan	Balance To Finish Dollars
		(500) ROADWAY																						
1	100	Preparation of Right-of-Way	Sta	$ 450.00	3.05	$ 1,372.50	$ -	0	-	-	0	-	-	0	-	-	0	-	3.05	3.05	$ 1,372.50	$ 1,372.50	0.0	0.0
2	134	Backfill (TY B)	Sta	$ 400.00	3.05	$ 1,220.00	$ -	0	-	-	0	-	-	0	-	-	0	-	3.05	3.05	$ 1,220.00	$ 1,220.00	0.0	0.0
3	247	FL BS (Rdwy Delt(TY D GR 6 CL4)	C.Y.	$ 42.00	188	$ 5,320.00	$ -	0	-	-	0	-	-	0	-	-	0	-	188	188.00	$ 5,320.00	$ 5,320.00	0.0	0.0
4	310	Asph. Mast. (MC-30)	Gal	$ 3.00	169	$ 507.00	$ -	0	-	-	0	-	-	0	-	-	0	-	169	169.00	$ 507.00	$ 507.00	0.0	0.0
5	340	Asph. Conc. TY D	Ton	$ 125.00	70	$ 8,750.00	$ -	0	-	-	0	-	-	0	-	-	0	-	70	70.00	$ 8,750.00	$ 8,750.00	0.0	0.0
6	600	Mobilization	L.S.	$ 3,000.00	1	$ 3,000.00	$ -	0	-	-	0	-	-	0	-	-	0	-	1	1.00	$ 3,000.00	$ 3,000.00	0.0	0.0
7	502	Barricades, Signs and Traffic Handling	Mo	$ 1,500.00	1	$ 1,500.00	$ -	0	-	-	0	-	-	0	-	-	0	-	1	1.00	$ 1,500.00	$ 1,500.00	0.0	0.0
8	532	Turnouts (Aspb-Conc-Pav)(PBS-2)	S.Y.	$ 23.00	144	$ 3,312.00	$ -	0	-	-	0	-	-	0	-	-	0	-	144	144.00	$ 3,312.00	$ 3,312.00	0.0	0.0
9	5803	EH-1 Treat. Flexibase (DC)(6")	S.Y.	$ 3.00	949	$ 4,746.00	$ -	0	-	-	0	-	-	0	-	-	0	-	949	949.00	$ 4,746.00	$ 4,746.00	0.0	0.0
10	2803	EH-1 Rockbond	Gal	$ 180.00	5	$ 900.00	$ -	0	-	-	0	-	-	0	-	-	0	-	5	5.00	$ 900.00	$ 900.00	0.0	0.0
11	5266	Tem Bedrd Conl Fence (Installed)	L.F.	$ 5.00	20	$ 100.00	$ -	0	-	-	0	-	-	0	-	-	0	-	20	20.00	$ 100.00	$ 100.00	0.0	0.0
12	5269	Tem Bedrd Conl Fence Handling (Removed)	L.F.	$ 3.00	20	$ 60.00	$ -	0	-	-	0	-	-	0	-	-	0	-	20	20.00	$ 60.00	$ 60.00	0.0	0.0
		Total Roadway				$ 31,488.50			-			-			-			-			$ 31,488.50	$ 31,488.50	0.0	0.0
		(506) DRAINAGE																						
13	532	Driveway (Asph Conc Pav) (PB-1)	S.Y.	$ 26.00	79.0	$ 2,044.00	$ -	0	-	-	0	-	-	0	-	-	0	-	79.0	79.00	$ 2,044.00	$ 2,044.00	0.0	0.0
14	556	18" ADS Corrugated Pipe	L.F.	$ 25.00	60.0	$ 1,500.00	$ -	0	-	-	0	-	-	0	-	-	0	-	60.0	60.00	$ 1,500.00	$ 1,500.00	0.0	0.0
		CHANGE ORDER 1																						
15	530	Driveway (Asph Conc Pav) (PB-1)	S.Y.	$ 29.00			$ 32.58	60	1,834.00	-	0		-	0		-	0		60.0	60.00	$ 1,834.00	$ 1,834.00	0.0	0.0
16	556	15" ADS Corrugated Pipe (LABOR ONLY)	L.F.	$ -			$ 17.00	60	880.00	-	0		-	0		-	0		40.0	40.00	$ 680.00	$ 680.00	0.0	0.0
		Total Drainage				$ 5,544.00			$ 2,314.00			-			-			-			$ 5,858.00	$ 5,858.00	-	-
		TOTAL BASE AMOUNTS				$ 36,880.50			$ 2,314.00			-			-			-			$ 37,344.50	$ 37,344.50	0.0	0.0

Jose A. Sanchez
Print Name

10.14.2008
Date

Exhibit E-D

Date Began: May 28,2008
Contract Time (days): 120
Working days charged: 123
Days credited: 39
Time Charged (days): 84

Contract Unit Price	Contract Amount		Total Work Done This	Total Work Done Previous	Total Work Done To-Date	Percent Complete	Amount Due This Estimate	Amount To-Date
$450.00	$1,372.50		3.05		3.05	100.00%	$1,372.50	$1,372.50
$400.00	$1,220.00		3.05		3.05	100.00%	$1,220.00	$1,220.00
$40.00	$6,320.00		158		158	100.00%	$6,320.00	$6,320.00
$3.00	$507.00		169		169	100.00%	$507.00	$507.00
$125.00	$8,750.00		70		70	100.00%	$8,750.00	$8,750.00
$3,000.00	$3,000.00		1		1	100.00%	$3,000.00	$3,000.00
$1,500.00	$1,500.00		1		1	100.00%	$1,500.00	$1,500.00
$28.00	$2,044.00		73		73	100.00%	$2,044.00	$2,044.00
$23.00	$3,312.00		144		144	100.00%	$3,312.00	$3,312.00
$25.00	$1,500.00		60		60	100.00%	$1,500.00	$1,500.00
$5.00	$4,745.00		949		949	100.00%	$4,745.00	$4,745.00
$120.00	$600.00		5		5	100.00%	$600.00	$600.00
$5.00	$100.00		20		20	100.00%	$100.00	$100.00
$3.00	$60.00		20		20	100.00%	$60.00	$60.00
	$35,030.50	31,486.50						
$32.68	$1,634.00		50		50	100.00%	$1,634.00	$1,634.00
$17.00	$680.00		40		40	100.00%	$680.00	$680.00
	$2,314.00							
	$37,344.50						$37,344.50	$37,344.50
							$3,734.45	
							$33,610.05	

Approved for Payment

TESD 10.08.2008
Date

Accepted for Payment

Hidalgo County Date

xme(s) Nancy Cuellar
id who executed the foregoing instrument

(Signature and title of official taking acknowledgement/Notary)

CAROL ALEJANDRA GOMEZ
Notary Public, State of Texas
My Commission Expires
March 23, 2011

Hidalgo County

Contract Time Statement

ESTIMATE NO. 1 CONTRACTOR IOC Company, LLC

PROJECT NO. CAP-07-015-02-20-FM COUNTY HIDALGO DATE WORK BEGAN 05/28/2008

TIME COMPUTED FROM MAY 28, 2008 DATE WORK COMPLETED 09/27/2008

MONTH	DATE OR DAYS	WORKING DAYS CHARGED		DAYS CREDITED AND REASONS THEREFORE
				NTP ISSUED 05/18/2008. 10 DAYS LATER 05/28/2008. 120 CALENDAR DAYS FOR COMPLETION
MAY	4	4		
JUNE	30	30		
JULY	31	31	19	RAIN OUT
AUGUST	31	31	9	RAIN OUT
SEPT	27	27	11	RAIN OUT
TOTAL	123	123	39	

NO. OF CONTRACT WORKING 120 NO. WORKING DAYS CHARGED TO DATE 123-39 = 84

ASSESSED LIQUIDATED DAMAGES: NO. N/A PER DAY $ TOTAL $ 0.00

CERTIFIED AS CORRECT (ONE COPY HAS BEEN GIVEN TO THE

RESIDENT ENGINEER

INSTRUCTIONS: PROJECT IDENTIFICATION SHOULD COVER CONTRACT. TIME CREDITED AND REASONS THEREFORE MUST CONFORM TO PROVISIONS OF CONTRACT. NO HOLIDAY CREDIT ALLOWED FOR DAYS PRECEDING OR FOLLOWING LEGAL HOLIDAYS. TIME SUSPENDED AND RESUMED MUST BE SUPPORTED BY COPY EACH OF LETTERS TO CONTRACTOR DATED ON OR BEFORE EFFECTIVE DATES. TIME EXTENSION MUST BE INDICATED AND REFERENCED TO RELATED PROVISION OF CONTRACT. SEE BOOKLET OF INSTRUCTIONS, CONSTRUCTION ESTIMATES DATED SEPTEMBER 1, 1956

AI-11743 **17.K.3.**

BCAP Pct No 1 - Work Authorization No 1-correction
CC REGULAR

Date: 10/21/2008
Submitted By: Laura Moya, PURCHASING DEPT.
Department: PURCHASING DEPT.

Agenda Area: Purchasing Department **Purchasing only:** CAP Pct.1

Information

CAPTION

Presentation for discussion, consideration, and approval of corrected Work Authorization No 1 with a proposed fee of $1,310.40 and not $1,026.18 between L & G Engineering Laboratory, LLC and Hidalgo County for the Border Colonia Access Program.

BACKGROUND

It was a typo on the agenda. The back up on the agenda was correct.

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1311-431-00-121-105-1-339
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Amount available for PO #609440 $1,310.40 for L & G Engineering Laboratory, LLC as of 10-16-08.

Attachments

Link: work authorization

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 02:04 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 02:53 PM	APRV
3	Ivan Cantu	Ivan Cantu	10/16/2008 03:02 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	PEND

Form Started By: Laura Moya Started On: 10/15/2008 04:02 PM

Final Approval Date: 10/17/2008

HIDALGO COUNTY

Professional Engineering Services
Contract # C-CAP-08-022-09-02
Work Authorization Form

WORK AUTHORIZATION NO. 01

THIS WORK AUTHORIZATION is made pursuant to the terms and conditions of Section I.A. of the Agreement made by and between **HIDALGO COUNTY**, action herein by and through the **Commissioner's Court**, hereinafter called the "**Owner**," and, L&G Engineering Laboratory, LLC, professional engineers of Mercedes, Texas, hereinafter called "**Engineer**".

PART 1. SCOPE OF WORK

The purpose of this Work Authorization is for the **Engineer** to provide **Construction Materials Testing Services for Bernal Subdivision (between FM 491 & Mile 12 North) Project in Hidalgo County Precinct No. One (1).**

The scope of services to be provided by the **Owner** is identified in ***EXHIBIT "A" – Scope of Services to be Provided by the Owner*** attached hereto.

The scope of services to be provided by the **Engineer** is identified in ***EXHIBIT "B" – Scope of Services to be Provided by the Engineer*** attached hereto.

PART 2. ESTIMATED COST

The estimated cost for services under this Work Authorization is **$1,310.40**. This amount is based upon the costs outlined in the Estimated **Cost Proposal** attached hereto as **EXHIBIT "D".**

PART 3. PAYMENT

Compensation and payment to the Engineer for the services established under this Work Authorization shall be made in accordance with Article/Part/Section 5.1 of the Agreement.

PART 4. FUNDING

This Work Authorization No.01 shall be funded through funding source:
Account No. 8-1311-431-00-121-105-1-339
Requisition Number 137981 **(MUST BE INCLUDED AFTER CC APPROVAL)**

PART 5. PERIOD OF SERVICE

This Work Authorization shall become effective on the date of final acceptance of the parties hereto, and terminate upon completion of scopes of the work authorization or (DATE).

PART 6. RESPONSIBILITIES AND OBLIGATIONS

This Authorization does not waive the parties' responsibilities and obligations provided under the **Agreement**.

PART 7. ACKNOWLEDGEMENT AND CONFIRMATION

Acknowledgement and confirmation by Hidalgo County Precinct No.1 Commissioner Sylvia Handy as to content and detail of this Work Authorization No. # 01.

HIDALGO COUNTY
COMMISSIONER PRECINCT NO. 1:

BY: Sylvia Handy

PART 8. ACCEPTANCE AND APPROVAL

This Work Authorization is hereby accepted, approved by Hidalgo County Commissioners' Court on 9/2/2008 and effective upon fully executed..

THE ENGINEER:
L&G ENGINEERING LABORATORY, LLC

By: Jacinto Garza

THE OWNER:
HIDALGO COUNTY

By: Juan D. Salinas, III, County Judge

ATTEST:

by: Arturo Guajardo, J.R. - County Clerk

LIST OF ATTACHMENTS

ATTACHMENT "A" - Service to be Provided by the Owner
ATTACHMENT "B" - Services to be Provided by the Engineer
ATTACHMENT "C" - Work Schedule
ATTACHMENT "D" - Cost Proposal

ATTACHMENT "A"

Scope of Services (Owner)

PROJECT: **Bernal Subdivision (between FM 491 & Mile 12 North) Construction Project in Hidalgo County Precinct No. One (1)**

SERVICES TO BE PROVIDED BY OWNER

The County of Hidalgo will provide **L&G Engineering Laboratory, LLC** with **Construction Documents, Plans and Specifications** for the **Bernal Subdivision (between FM 491 & Mile 12 North) Construction Project**.

ATTACHMENT "B"

Scope of Services (Engineer)

PROJECT: **Bernal Subdivision (between FM 491 & Mile 12 North) Construction Project in Hidalgo County Precinct No. One (1)**

GENERAL SCOPE OF WORK

The Scope of Work will entail providing **The County of Hidalgo** with **Construction Materials Testing Services.**

The Scope of Work is identified as follows:

- ***Construction Materials Testing Services***

L&G Engineering Laboratory will furnish all equipment, materials, supplies, and incidentals as needed to perform the services required by this Contract: The work is as follows:

Construction Materials Testing Services

L&G Engineering Laboratory, L.L.C. will provide **The County of Hidalgo** with **Construction Materials Testing Services** for the **Bernal Subdivision (between FM 491 & Mile 12 North) Construction Project in Hidalgo County Precinct No. One (1).**

The services to be provided are as follows:

- Sampling and laboratory testing of soils and base materials proposed for use in the construction of Roads and Bridges to determine compliance of these materials with project plans and specifications.

- Field density testing of soils and base materials to ensure proper compaction as required by project plans and specifications.

- Field sampling and testing of fresh concrete, and Laboratory testing of hardened concrete to determine compliance with project plans and specifications.

- Field Compaction testing of Asphalt to ensure proper compaction during lay down operations.

- Field inspection, sampling and laboratory testing of Asphalt materials to determine their materials properties and their compliance with project plans and specifications.

- Any additional laboratory testing as required/requested by **The County of Hidalgo and the project plans and specifications.**

- Provide accurate and timely reports to **The County of Hidalgo** and all/other recipients as designated by the County.

Engineering Services

L&G Engineering Laboratory, L.L.C. will provide an engineer's review of all test results to determine compliance with all project plans and specifications.

Scheduling of Services

L & G Engineering Laboratory is prepared to make a commitment to **The County of Hidalgo's** materials testing needs. L & G Engineering Laboratory makes every effort to respond to its clients as requests are received, and every effort will be made to keep scheduling conflicts to a minimum. As any other firm or business providing a service, L & G Engineering Laboratory prefers to schedule field and laboratory work with as much advance notice as possible. L & G Engineering Laboratory understands; however, that certain situations may occur when the Client may have a need for Materials Testing Services with as little or no advance notice. During these instances, L & G Engineering Laboratory will make every effort to dispatch personnel to the project within one (1) hour of the Client's request for services.

ATTACHMENT "C"

Work Schedule

PROJECT: **Bernal Subdivision (between FM 491 & Mile 12 North) Construction Project in Hidalgo County Precinct No. One (1)**

Work Schedule

L&G Engineering Laboratory will provide **Hidalgo County Pct. # 1** with **Construction Materials Testing Services** as outlined in **Contract Agreement C-CAP-08-022-05-20.**

ATTACHMENT "D"

Cost Proposal

PROJECT: **Bernal Subdivision (between FM 491 & Mile 12 North) Construction Project in Hidalgo County Precinct No. One (1).**

See Attached

Attachment "D"
Bernal Subdivision (between FM 491 & Mile 12 North)(Approx. 1,237 L.F.)
Prepared For Hidalgo County Pct. No. 1

In Situ Subgrade Laboratory Testing				
Tech Time	0.25	Hrs.	$43.60	$10.90
Trip Charge	5	Mi	$0.473	$2.37
Proctor	1	Ea.	$170.20	$170.20
Atterberg	1	Ea.	$47.85	$47.85
Admin.	0.125	Hrs.	$42.55	$5.32
Eng. Spec.	0.125	Hrs.	$58.50	$7.31
Engineer	0.125	Hrs.	$134.95	$16.87
			Sub.	**$260.82**

In-Situ Subgrade Field Density Testing				
Tech Time	0.25	Hrs.	$43.60	$10.90
Trip Charge	5	Mi	$0.473	$2.37
Comp. Test	2	Ea.	$19.15	$38.30
Admin.	0.125	Hrs.	$42.55	$5.32
Eng. Spec.	0.125	Hrs.	$58.50	$7.31
Engineer	0.125	Hrs.	$134.95	$16.87
			Sub.	**$81.07**

Roadway Base Materials Testing - Laboratory				
Tech Time	0.25	Hrs.	$43.60	$10.90
Trip Charge	5	Mi.	$0.473	$2.37
Sieve Analysis	1	Ea.	$47.90	$47.90
Texas Wet Ball Mill	1	Ea.	$186.20	$186.20
Atterberg	1	Ea.	$47.85	$47.85
Moisture-Density Determ	1	Ea.	$170.20	$170.20
Admin	0.125	Hrs.	$42.55	$5.32
Eng. Spec.	0.125	Hrs.	$58.50	$7.31
Engineer	0.125	Hrs.	$134.95	$16.87
			Sub.	**$494.92**

Base Material Field Density Testing				
Tech Time	0.25	Hrs.	$43.60	$10.90
Trip Charge	4	Mi	$0.473	$1.89
Comp. Test	1	Ea.	$19.15	$19.15
Admin.	0.125	Hrs.	$42.55	$5.32
Eng. Spec.	0.125	Hrs.	$58.50	$7.31
Engineer	0.125	Hrs.	$134.95	$16.87
			Sub.	**$61.44**

Asphalt Testing-Field and Laboratory				
Tech Time	0.25	Hrs.	$53.40	$13.35
Trip Charge	5	Mi	$0.473	$2.37
Rolling Patterns	1	Ea.	$31.90	$31.90
Laboratory Molded (ga)	1	Ea.	$26.60	$26.60
%AC-Grad	1	Ea.	$186.10	$186.10
Rice Gravity (gr)	1	Ea.	$90.40	$90.40
Admin.	0.125	Hrs.	$42.55	$5.32
Asphalt Thickness	1	Ea.	$31.95	$31.95
Eng. Spec.	0.125	Hrs.	$58.50	$7.31
Engineer	0.125	Hrs.	$134.95	$16.87
			Sub.	$412.17

Total Estimated Materials Testing Fees $1,310.40

Account Inquiry - FAINQ01A 01/22/08 8:50 am

Account No 3-1311-431-00-121-105-1-339 Accounting Period 13 Period YTD 213576 pq 07 -1 1 1

Acct. Year 8 Previous Year Info. Description BERNAL-OTHER PROF SRV

Summary | Budgets | Open Encumbrances | Encumbrance Detail | All Encumbrances | Checks | All

Period	Original Budget	Adjusted Budget	Encumbrance	Actual	Avail/Rec/Bal
01	.00	.00	1,310.60	.00	1,310.60-
02	.00	1,486.40	.00	175.80	.00
07	.00	.00	1,310.60-	.00	1,310.60
YTD	.00	1,486.40	.00	175.80	1,310.60
PRE	.00	.00	.00	.00	.00
TOT	.00	1,486.40	.00	175.80	1,310.60

$1143.26

AI-11691 **17.L.1.**

Application for Payment No. 2 El Sol #1 and El Sol #2
CC REGULAR

Date: 10/21/2008
Submitted By: Marcie Jackson, COLONIA ACCESS PROGRAM
Submitted For: Agapito Vargas
Department: COLONIA ACCESS PROGRAM
Agenda Area: Purchasing Department **Purchasing only:** CAP Pct.3

Information

CAPTION

Presentation for consideration, discussion acceptance and approval of Application for Payment No. 2 in the amount of $79,207.67 from Asago, L.L.C. dba Asago Construction contracted vendor for El Sol #1 and El Sol #2 Subdivision submitted by project engineer Javier Hinojosa Engineering. C-CAP-08-021-07-01

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1311-431-00-123-25X-0-73X
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

P.O.# 607377 available balance as of 10-16-08 $469,539.00.

8-1311-431-00-123-250-0-733 funds available as of 10-16-08, PO available bal. $ 88,480.00.
8-1311-431-00-123-250-0-734 funds available as of 10-16-08, PO available bal. $136,930.00.
8-1311-431-00-123-251-0-733 funds available as of 10-16-08, PO available bal. $ 88,055.00.
8-1311-431-00-123-251-0-734 funds available as of 10-16-08, PO available bal. $156,074.00.

Attachments

Link: PYMT APPL

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Laura Moya	Laura Moya	10/15/2008 04:29 PM	APRV
2	Purchasing Department	Marty Salazar	10/16/2008 12:01 PM	APRV
3	Budget & Management	Veronica Lopez	10/16/2008 01:28 PM	APRV
4	Manuel Chapa	Manuel Chapa	10/16/2008 03:29 PM	APRV
5	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Marcie Jackson

Started On: 10/14/2008 09:15 AM

Final Approval Date: 10/17/2008

Agenda Item 11671
10/21/08

APPLICATION FOR PAYMENT NO. 2

To: Hidalgo County (OWNER)

From: Asago, LLC dbaAsago Construction (CONTRACTOR)

Contract: C-CAP-08-021-7-01

Project: Hidalgo County Precinct No. 3 - Border Colonia Access Program – El Sol #1 and El Sol #2

Subdivision(s)

OWNER'S Contract No. C-CAP-08-021-7-01

For Work Accomplished through the date of: September 25, 2008.

1. Original Contract Price:		$536,001.00
2. Net Change by Change Orders and Written Amendments (+ or -):		$ 0.00
3. Current Contract Price (1 and plus 2):		$536,001.00
4. Total complete and stored to date:		$149,838.50
5. Retainage (per Agreement):		
5 % of completed Work:	$7,491.93 d	
% of stored material:	$	
Total Retainage:		$ 7,491.93 d
6. Total complete and stored to date less retainage (4 minus 5):		$142,346.57 d
7. Less previous Application for Payments:		$ 63,138.90 d
8. DUE THIS APPLICATION (6 MINUS 7):		$ 79,207.67 d

10.15.08

P.O.#607377

Accompanying Documentation: 8·1311·431·00·123·250·0·733 – $5,280.00 (20%) = 5,046.00
8·1311·431·00·123·250·0·734 – $35,176.50 (5%) = 33,417.67
8·1311·431·00·123·251·0·733 – $22,560.00 (5%) = 21,432.00
8·1311·431·00·123·251·0·734 – $20,360.00 (5%) = 19,342.00

CONTRACTOR'S Certification:

The undersigned CONTRACTOR certifies that (1) all previous progress payments received from OWNER on account of Work done under the Contract referred to above have been applied on account to discharge CONTRACTOR's legitimate obligations incurred in connection with Work covered by prior Applications for Payment numbered 1 through 2 inclusive; (2) title of all Work, materials and equipment incorporated in said Work or otherwise listed in or covered by this Application for Payment will pass to OWNER at time of payment free and clear of all Liens, security interests and encumbrances (except such as are covered by a Bond acceptable to OWNER indemnifying OWNER against any such Lien, security interest or encumbrance); and (3) all Work covered by this Application for Payment is in accordance with the Contract Documents and not defective. # 79,207.67

Dated 10/7/08

By: Raul Iglesias, Manager
Asago, LLC dba Asago Construction

State of Texas
County of Hidalgo
Subscribed and sworn to before me this 7th day of October, 2008

Claudia N. Ybarra
Notary Public
My Commission expires: 3-23-2012

CLAUDIA N. YBARRA
My Commission Expires
March 23, 2012

Payment of the above AMOUNT DUE THIS APPLICATION is recommended.

Dated 10/8/08

By: Javier Hinojosa, P.E.
JAVIER HINOJOSA ENGINEERING

PRICE RECEIVED BY:
Marcie Tafoya ON 10/8/08
WORKS/SERVICES RECEIVED BY:
Marcie Tafoya ON 10/8/08

Prevailing Wage Rates
Certification Statement

Date October 15, 2008

Project Name El Sol #1 and El Sol #2 **CSJ#** 2C1080250 + 2C1080251

Contractor Arago, LLC dba Arago Construction **Application#** No. 2

I, Agapito Vargas, Jr. **do hereby state:**
(Name of Project Director)

1. That a payroll (form WH-347 or similar form) was submitted for contract work Performed for the period covered by the attached application.
2. That a statement of compliance(form WH-347 or similar form) was submitted with the payroll.
3. The certified payroll complies with the classifications and minimum wage rates Stipulated in the contract.
4. That a minimum of one interview was conducted with laborers using Form HUD-11 or similar.

Signature

Asago, LLC dba Asago Construction	Contractor Name
8/11/2008	Starting Date
	Project Ending Date
5%	Retainage Percent

Application No.:	2
Application Date:	10/7/2008
Period To:	9/25/2008
Engineer Firm:	JAVIER HINOJOSA ENG.

Summary

CSJ #	CSJ Name		Schedule Value	Work Previously Completed	This Period	Total Complete to Date	Balance To Finish	Retainage	Net	Payments to Date	Payment Due
2C-1080-250	El Sol #1 Subd.	Ohio Street	$ 65,955.00	$ -	$ 10,815.00	$ 10,815.00	$ 55,140.00	$ 540.75	$ 10,274.25	$ -	$ 10,274.25
2C-1080-250	El Sol #1 Subd.	Idaho Street	$ 68,020.00	$ 14,110.00	$ -	$ 14,110.00	$ 53,910.00	$ 705.50	$ 13,404.50	$ 13,404.50	$ -
2C-1080-250	El Sol #1 Subd.	New Mexico Street	$ 66,390.00	$ 16,310.00	$ 11,335.00	$ 27,645.00	$ 38,745.00	$ 1,382.25	$ 26,262.75	$ 15,494.50	$ 10,768.25
2C-1080-250	El Sol #1 Subd.	Alaska Avenue	$ 53,590.00	$ -	$ 17,369.00	$ 17,369.00	$ 36,221.00	$ 868.45	$ 16,500.55	$ -	$ 16,500.55
2C-1080-250	El Sol #2 Subd.	Nevada Street	$ 60,130.00	$ -	$ 9,437.50	$ 9,437.50	$ 50,692.50	$ 471.88	$ 8,965.62	$ -	$ 8,965.62
2C-1080-251	El Sol #2 Subd.	Montana Street	$ 55,215.00	$ -	$ 10,657.50	$ 10,657.50	$ 44,557.50	$ 532.88	$ 10,124.62	$ -	$ 10,124.62
2C-1080-251	El Sol #2 Subd.	Kansas Street	$ 59,775.00	$ -	$ 12,557.50	$ 12,557.50	$ 47,217.50	$ 627.87	$ 11,929.63	$ -	$ 11,929.63
2C-1080-251	El Sol #2 Subd.	Cerda Blvd.	$ 103,176.00	$ 36,042.00	$ 9,330.00	$ 45,372.00	$ 57,804.00	$ 2,268.60	$ 43,103.40	$ 34,239.90	$ 8,863.50
	El Sol #1 & #2	Mail Box Relocate	$ 3,750.00	$ -	$ 1,875.00	$ 1,875.00	$ 1,875.00	$ 93.75	$ 1,781.25	$ -	$ 1,781.25
			$ 536,001.00	$ 66,462.00	$ 83,376.50	$ 149,838.50	$ 386,162.50	$ 7,491.93	$ 142,346.57	$ 63,138.90	$ 79,207.67

Prepared and Checked By:

Signature: _____

Printed Name: Javier Hinojosa, P.E.

Date: 10/8/08

BCAP Payment Request

Grand Total

10/14/2008 03:32 9567874683 HIDALGO CO PCT 2 PAGE 04

Asago, LLC dba Asago Construction	Contractor Name
08/11/08	Starting Date
	Project Ending Date
El Sol #1 Subd - Ohio St., Idaho St., New Mexico St. & Alaska Ave.	Engineer's / County Project Description

Application No.: 2
Application Date: 10/07/08
Period To: 09/25/08
Engineer's / County Project No: 2C-1080-250

No.	Item Code	Description	Unit	Rate	Schedule Value Quan.	Schedule Value Dollars	Work Previously Completed Quan.	Work Previously Completed Dollars	This Period Quan.	This Period Dollars	Total Completed To Date Quan.	Total Completed To Date Dollars	Balance To Finish Quan.	Balance To Finish Dollars
		Paving												
1	100	Preparing ROW	STA	$ 650.00	34.33	$ 22,314.50	15.80	$ 10,270.00	18.53	$ 12,044.50	34.33	$ 22,314.50	0.00	$ -
2	134	Backfill (TY A)	STA	$ 650.00	34.33	$ 22,314.50	0.00	$ -	18.53	$ 12,044.50	18.53	$ 12,044.50	15.80	$ 10,270.00
3	247	FL BS (Compl In Place) (TY D GR6 CL4)	SY	$ 4.00	11707.00	$ 46,828.00	0.00	$ -	0.00	$ -	0.00	$ -	11,707.00	$ 46,828.00
4	251	Rewking BS Matrl (OC)(TY D CL2)	SY	$ 2.00	11707.00	$ 23,414.00	0.00	$ -	4,450.00	$ 8,900.00	4,450.00	$ 8,900.00	7,257.00	$ 14,514.00
5	262	Lime Treat for BS CRSE (NEW BS)	SY	$ 2.00	11707.00	$ 23,414.00	0.00	$ -	0.00	$ -	0.00	$ -	11,707.00	$ 23,414.00
6	502	Barricades, Signs and Traffic Handling	MO	$1,000.00	2.00	$ 2,000.00	0.50	$ 500.00	0.50	$ 500.00	1.00	$ 1,000.00	1.00	$ 1,000.00
7	6249	Temporary Sediment Control Fence	LF	$ 5.00	970.00	$ 4,850.00	250.00	$ 1,250.00	150.00	$ 750.00	400.00	$ 2,000.00	570.00	$ 2,850.00
8	6249	Temporary Sediment Control Fence (REMOVE)	LF	$ 2.00	970.00	$ 1,940.00	0.00	$ -	0.00	$ -	0.00	$ -	970.00	$ 1,940.00
		Drainage												
9	530	Driveway (ASPH-CONC-PAV)(PB-1)	SY	$ 15.00	2539.00	$ 38,085.00	0.00	$ -	0.00	$ -	0.00	$ -	2,539.00	$ 38,085.00
10	530	Driveway (Concrete 300 PSI)	SY	$ 35.00	517.00	$ 18,095.00	0.00	$ -	0.00	$ -	0.00	$ -	517.00	$ 18,095.00
11	556	15" RCP Culvert Pipe	LF	$ 15.00	1880.00	$ 28,200.00	1,040.00	$ 15,600.00	352.00	$ 5,280.00	1,392.00	$ 20,880.00	488.00	$ 7,320.00
12	556	18" RCP Culvert Pipe	LF	$ 20.00	420.00	$ 8,400.00	70.00	$ 1,400.00	0.00	$ -	70.00	$ 1,400.00	350.00	$ 7,000.00
13	556	30" RCP Culvert Pipe	LF	$ 30.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
14	556	Type "CC" Inlet	EA	$1,900.00	3.00	$ 5,700.00	0.00	$ -	0.00	$ -	0.00	$ -	3.00	$ 5,700.00
15	556	Safety End Treatments	EA	$ 700.00	12.00	$ 8,400.00	2.00	$ 1,400.00	0.00	$ -	2.00	$ 1,400.00	10.00	$ 7,000.00
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25						$253,855.00		$ 30,420.00		$ 39,519.00		$ 69,939.00		$184,016.00

Prepared and Checked By: Signature: _____ Date: 10/8/08
Printed Name: Javier Hinojosa, P.E.

10/14/2008 03:32 9567874683 HIDALGO CO PCT 2 PAGE 05

Asago, LLC dba Asago Construction — Contractor Name
08/11/08 — Starting Date
Project Ending Date
El Sol #2 Subd - Nevada St., Montana St., Kansas St., & Carda Blvd. — Engineer's / County Project Description

Application No.: 2
Application Date: 10/07/08
Period To: 09/25/08
Engineer's / County Project No: 2C-1080-251

No.	Item Code	Description	Unit	Rate	Schedule Value Quan.	Schedule Value Dollars	Work Previously Completed Quan.	Work Previously Completed Dollars	This Period Quan.	This Period Dollars	Total Completed To Date Quan.	Total Completed To Date Dollars	Balance To Finish Quan.	Balance To Finish Dollars
		Paving												
1	100	Preparing ROW	STA	$ 650.00	38.73	$ 25,174.50	13.08	$ 8,502.00	25.65	$ 16,672.50	38.73	$ 25,174.50	0.00	$ -
2	134	Backfill (TY A)	STA	$ 650.00	38.73	$ 25,174.50	0.00	$ -	0.00	$ -	0.00	$ -	38.73	$ 25,174.50
3	247	FL BS (Compl In Place) (TY D GR6 CL4)	SY	$ 4.00	13069.00	$ 52,276.00	0.00	$ -	0.00	$ -	0.00	$ -	13,069.00	$ 52,276.00
4	251	Rewking BS Matrl (DC)(TY D CL2)	SY	$ 2.00	13069.00	$ 26,138.00	0.00	$ -	0.00	$ -	0.00	$ -	13,069.00	$ 26,138.00
5	262	Lime Treat for BS CRSE (NEW BS)	SY	$ 2.00	13069.00	$ 26,138.00	0.00	$ -	0.00	$ -	0.00	$ -	13,069.00	$ 26,138.00
6	502	Barricades, Signs and Traffic Handling	MO	$1,000.00	2.00	$ 2,000.00	0.50	$ 500.00	0.50	$ 500.00	1.00	$ 1,000.00	1.00	$ 1,000.00
7	5249	Temporary Sediment Control Fence	LF	$ 5.00	900.00	$ 4,500.00	0.00	$ -	450.00	$ 2,250.00	450.00	$ 2,250.00	450.00	$ 2,250.00
8	5249	Temporary Sediment Control Fence (REMOVE)	LF	$ 2.00	900.00	$ 1,800.00	0.00	$ -	0.00	$ -	0.00	$ -	900.00	$ 1,800.00
		Drainage												
9	530	Driveway (ASPH-CONC-PAV)(PB-1)	SY	$ 15.00	2101.00	$ 31,515.00	0.00	$ -	0.00	$ -	0.00	$ -	2,101.00	$ 31,515.00
10	530	Driveway (Concrete 300 PSI)	SY	$ 35.00	384.00	$ 13,440.00	0.00	$ -	0.00	$ -	0.00	$ -	384.00	$ 13,440.00
11	556	15" RCP Culvert Pipe	LF	$ 15.00	1560.00	$ 23,400.00	0.00	$ -	932.00	$ 13,980.00	932.00	$ 13,980.00	628.00	$ 9,420.00
12	556	18" RCP Culvert Pipe	LF	$ 20.00	420.00	$ 8,400.00	0.00	$ -	74.00	$ 1,480.00	74.00	$ 1,480.00	346.00	$ 6,920.00
13	556	30" RCP Culvert Pipe	LF	$ 30.00	648.00	$ 19,440.00	648.00	$ 19,440.00	0.00	$ -	648.00	$ 19,440.00	0.00	$ -
14	556	Type "CC" Inlet	EA	$1,900.00	7.00	$ 13,300.00	4.00	$ 7,600.00	3.00	$ 5,700.00	7.00	$ 13,300.00	0.00	$ -
15	556	Safety End Treatments	EA	$ 700.00	8.00	$ 5,600.00	0.00	$ -	2.00	$ 1,400.00	2.00	$ 1,400.00	6.00	$ 4,200.00
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24														
25						$278,296.00		$ 36,042.00		$ 41,982.50		$ 78,024.50		$200,271.50

Prepared and Checked By:

Signature: [signature]
Printed Name: Javier Hinojosa, P.E.

Date: 10/15/08

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Asago, LLC dba Asago Construction	Contractor Name	Application No.:	2
08/11/08	Starting Date	Application Date:	10/07/08
	Project Ending Date	Period To:	09/25/08
El Sol #1 & El Sol #2 Subd - Mailboxes	Engineer's / County Project Description	Engineer's / County Project No:	2C-1080-251

					Schedule Value		Work Previously Completed		This Period		Total Completed To Date		Balance To Finish	
No.	Item Code	Description	Unit	Rate	Quan.	Dollars	Quan.	Dollars	Quan.	Dollars	Quan.	Dollars	Quan.	Dollars
		Paving												
1	100	Preparing ROW	STA	$ 650.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
2	134	Backfill (TY A)	STA	$ 650.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
3	247	FL BS (Compl In Place) (TY D GR6 CL4)	SY	$ 4.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
4	251	Rewkling BS Matrl (DC)(TY D CL2)	SY	$ 2.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
5	262	Lime Treat for BS CRSE (NEW BS)	SY	$ 2.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
6	502	Barricades, Signs and Traffic Handling	MO	$1,000.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
7	5249	Temporary Sediment Control Fence	LF	$ 5.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
8	5249	Temporary Sediment Control Fence (REMOVE)	LF	$ 2.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
8	5249	Relocate Mail Boxes	LS	$ 1.00	3750.00	$ 3,750.00	0.00	$ -	0.50	$ 1,875.00	0.50	$ 1,875.00	0.00	$ 1,875.00
		Drainage												
9	530	Driveway (ASPH-CONC-PAV)(PB-1)	SY	$ 15.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
10	530	Driveway (Concrete 300 PSI)	SY	$ 35.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
11	556	15" RCP Culvert Pipe	LF	$ 15.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
12	556	18" RCP Culvert Pipe	LF	$ 20.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
13	556	30" RCP Culvert Pipe	LF	$ 30.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
14	556	Type "CC" Inlet	EA	$1,900.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
15	556	Safety End Treatments	EA	$ 700.00	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -	0.00	$ -
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25														
						$ 3,750.00		$ -		$ 1,875.00		$ 1,875.00		$ 1,875.00

Prepared and Checked By: Signature: _____ Date: 10/8/08

Printed Name: Javier Hinojosa, P.E.

10/14/2008 03:32 9567874683 HIDALGO CO PCT 2 PAGE 07

ASAGO CONSTRUCTION

"QUALITY AND SERVICE"

RAÚL IGLESIAS
Manager

ASAGO, LLC
2113 Pecos
Mission, TX 78572
(956) 607-0741 office
(956) 585-7040 fax
iglesias@hiline.net

September 25, 2008

Mr. Javier Hinojosa, P.E.
Javier Hinojosa Engineering
4126 E. Dove Ave.
McAllen, TX 78504

RE: Hidalgo County Colonia Access Program
Drainage and Paving Construction at El Sol Subdivision Unit # 1 & 2
Contract No.: C-CAP-08-021-7-01

RFP # 2
LIST OF SUPPLIERS

Rio Valley Pipe	7301 W. Exp. 83, Mission TX 78572	956-584-5770

If you have any questions, please call me at (956) 607-0741

Best Regards,

Raul Iglesias, Manager

PARTIAL/FINAL WAIVER OF LIEN

THE STATE OF TEXAS

COUNTY OF HIDALGO

The undersigned contracted with Hidalgo County to furnish Road and Drainage Construction in connection with certain improvemetns to real property located in El Sol Subd. Unit # 1 and Unit # 2 County, Texas, and owned by Hidalgo County Which improvements are described as followed:

Road and Drainage Construction at El Sol Subdivision Unit # 1 and Unit # 2

In consideration of Pay Estimate No. 2 in the amount of Seventy-Nine Thousand Two Hundred Seven Dollars and Sixty-Seven Cents ($ 79,207.67) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged and confessed, the undersigned does hereby waive and release any mechanic's lien or materialmen's lien or claims of lien that the undersigned has or hereafter has of the above mentioned real property on account of any labor performed or materials furnished or to be furnished or labor performed and materials furnished by the undersigned pursuant to the above-mentioned contract or any constitutional lien that the undersigned may have.

Undersigned hereby guarantees that all bids for labor performed and/or materials furnished in the erection and construction of such improvements on the Property have been fully paid and satisfied and Undersigned does further guarantee that if for any reason a lien or liens are filed for material or labor against said Property arising out of any bills for material or labor in connection with the erection or construction of said improvements thereon, Undersigned will obtain a settlement of such lien or liens and a proper release thereof shall be obtained.

ASAGO, LLC, DBA, ASAGO CONSTRUCTION

CONTRACTOR

By: Raul Iglesias, Manager
TITLE

SWORN TO AND SUBSCRIBED BEFORE ME, on this the 7th day of October, 20 08 to certify which witness my hand and seal of office.

Claudia N. Ybarra
NOTARY PUBLIC in and for the State of Texas

My Commission Exprires: 3-23-12

CLAUDIA N. YBARRA
My Commission Expires
March 23, 2012

Contract Time Statement

ESTIMATE NO. 2 CONTRACTOR Asago LLC, dba Asago Construction

PROJECT NO. C-CAP-08-021-7-01 COUNTY Hidalgo DATE WORK BEGAN 8/21 /2008

TIME COMPUTED FROM September 1, 2008 to September 25, 2008 DATE WORK COMPLETED

MONTH	DATE OR DAYS	WORKING DAYS CHARGED	DAYS CREDITED AND REASONS THEREFORE	
September	1	1		
	2	1		
	3	1	1	Rain Day
	4	1	1	Rain Day
	5	1		
	6	1		
	7	1		
	8	1	1	Rain Day
	9	1	1	Rain Day
	10	1	1	Rain Day
	11	1	1	Rain Day
	12	1		
	13	1		
	14	1		
	15	1	1	Rain Day
	16	1		
	17	1		
	18	1		
	19	1	1	Rain Day
	20	1		
	21	1		
	22	1	1	Rain Day
	23	1	1	Rain Day
	24	1	1	Rain Day
	25	1		
TOTALS		25	11	

NO. OF CONTRACT WORKING DAYS 150 NO. WORKING DAYS CHARGED TO DATE 18

ASSESSED LIQUIDATED DAMAGES: NO. 0 PER DAYS TOTALS

CERTIFIED AS CORRECT (ONE COPY HAS BEEN GIVEN TO THE

ENGINEER

INSTRUCTIONS: PROJECT IDENTIFICATION SHOULD COVER CONTRACT, THE CREDITED AND REASONS THEREFORE MUST CONFORM TO PROVISIONS OF CONTRACT, NO HOLIDAY CREDIT ALLOWED FOR DAYS PRECEDING OR FOLLOWING LEGAL HOLIDAYS. TIME SUSPENDED AND RESUMED MUST BE SUPPORTED BY COPY EACH OF LETTERS TO CONTRACTOR DATED ON OR BEFORE EFFECTIVE DATE. TIME EXTENSION MUST BE INDICATED AND REFERENCED TO RELATED PROVISION OF CONTRACT.

WAIVER OF LIEN

9/25/2008

County of Hidalgo
State of Texas
El Sol Subdivision Unit # 1 and Unit # 2

Re: Road and Drainage Construction of El Sol Subdivision Unit # 1 & Unit # 2

In consideration of payment upon receipt of $ 18,577.92 (Invoice No. 73584, 73585, 73614, 73622, 73631, 73637, 73742, 73765, 73769) with Ch # 8911 Rio Valley Pipe, Ltd. waives and releases any lien for all materials furnished to Asago Construction and the Hidalgo County for the use on the project commonly known as El Sol Subdivision Unit # 1 and 2 located in Hidalgo County, Texas up to and including 9-25-2008. Rio Valley Pipe, Ltd. further states that this release shall not become effective until all checks given us as part of the consideration shall have been honored and paid in full.

Edgar Morales
Rio Valley Pipe, Ltd.

STATE OF TEXAS
COUNTY OF HIDALGO

Subscribed and sworn to before me, the undersigned authority, on this the 25th day of SEPTEMBER, 2008 to certify which, witness my hand and seal of office.

Notary Public, State of Texas
Notary's Name Printed: ERNESTO SAENZ

My commission expires: 10-11-2011

ERNESTO SAENZ
NOTARY PUBLIC
STATE OF TEXAS
MY COMM. EXP. 10-11-2011

AI-11736 **17.M.1.**

Compaq Computers w/software
CC REGULAR

Date: 10/21/2008
Submitted By: Matilde Faz, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Sheriff's Office

Information

CAPTION

Requesting authority to purchase computer equipment, software and/or peripherals through the County's membership/participation with (TCPN) The Cooperative Purchasing Network with the following awarded vendor CDW Government Inc. TCPN-R4713 through requisition #141327 in the amount of $5,635.85

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 81100421002800010745
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

$26,877.79 available balance as of 10/17/08. Funding was secured on requisition number 141327

Attachments

Link: Computers w/ Software

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 01:58 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 02:49 PM	APRV
3	Rey Salazar	Rey Salazar	10/17/2008 02:46 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Matilde Faz Started On: 10/15/2008 03:14 PM

Final Approval Date: 10/17/2008

Requisition

SHERIFF'S LAW ENFORMENT FACILITY

Req # 00141327

PO #

Date: 10/09/08

Regular # 11736 10/21/08

Bill To: x
x

Vendor : 153915
CDW GOVERNMENT INC.
200 N MILWAUKEE AVE
VERNON HILL IL 60061

Ship To: SHERIFF'S LAW ENFORMENT FACILITY
711 EL CIBOLO RD.
EDINBURG TX 78539

Contact: M. Hinojosa
956-393-6024

Contract No:

Special Instructions:

QUANTITY	UOM	DESCRIPTION	UNIT PRICE	AMOUNT
		Contract #R4713 (TCPN)		
		DO NOT DUPLICATE ORDER		
5	EACH	Compaq Computers with Software (6510b)	1,127.17	5,635.85
		Account No	Encumbrance	
		8-1100-421-00-280-001-0-745	5,635.85	
			Freight	.00
			Total	5,635.85
		REPORT ROAD HAZARDS 1-866-HCR-SAFE OR 1-866-427-7233		

Advised Mario 08-11 discipline.

Asset #15

TCPN

Authorized By: _____

CDWG

800.581.4239

Quote Information

Quote #: MBJ0806

Status: **Open**
Quote Date: 10/3/2008
Contact: JAVIER CHAPA
Description: BUNDLE QUOTE

Need Help?

Contact
Jay Carlile
Phone: (866) 224-6448
Fax: (312) 705-9492
Email:jaycar@cdwg.com

Billed From Address

CDW Government Inc.
230 N. Milwaukee Ave
Vernon Hills, IL 60061

(800) 594-4239

Billing Address

JAVIER CHAPA
ATTN: HIDALGO COUNTY
701 E EL CIBOLO RD
COMPUTER DEPT
EDINBURG , TX 78541-7771

(956) 393-6031

Shipping Address

HIDALGO COUNTY SHERIFFS DEPT

JAVIER CHAPA
701 E EL CIBOLO RD
COMPUTER DEPT
EDINBURG , TX 78541-7771

Payment Method

Select payment method during checkout.

Shipping Method

FedEx Ground

Product	Contract	CDW	Mfg Part #	Qty	Price	Ext. Pri
HP Compaq Business Notebook 6510b -Bundle	Tcpn Contract #r4713	1539531	RM398UT#ABA-BUN	5	$1,127.17	$5,635.
				Sub-Total		$5,635.
				Shipping:		$0.00
				Grand Total		$5,635.

ONLINE PRICE QUOTATION

Quote Number: 2718778
Today's Date : 10/3/2008 4:43:36 PM
Created By: javier.chapa@hidalgoso.org

Quote Name: AcademyNotebooks
Quote Created Date : 10/2/2008 7:39:06 PM
Contract: TX - TEXAS DIR-SDD-223 (TXDIR)

Product availability and product discontinuation are subject to change without notice. The prices in this quotation are valid for 30 days from quote date above. Please include the quote number and contract from this quote on the corresponding purchase order.
Use the File - Print option to print this form for your future reference.

Items/description	Part no	Unit price	Qty	Ext price
Promo - HP Compaq 6510b Notebook PC RM398UT-SCB	**Base**	**$1,129.00**	5	$5,645.00
		$1,129.00		
Promo - HP Compaq 6510b Notebook PC	**RM398UT-SCB**			
FREE- Additional HP 1-GB (DDR2 667 MHz) Memory! (not factory installed)				
HP 8-Cell Extended Life Battery				
Operating system				
Genuine Windows Vista® Business with downgrade to Windows XP Professional custom installed				
Software				
Microsoft® Office 2007 Trial Version included				
Processor				
Intel® Core™2 Duo Processor T8100* (2.1 GHz, 800 MHz FSB, 3MB L2 cache)				
Display				
14.1 inch diagonal WXGA anti glare (1280 x 800)				
Memory				
1024MB 667MHz DDR2 SDRAM (1 DIMM)				
Hard drive				
120GB 5400rpm Hard Drive				
Optical drive				
LightScribe DVD+/-RW SuperMulti DL Drive				
Video/graphics				
Mobile Intel® Graphics Media Accelerator X3100, up to 384 MB of shared memory				
Wireless LAN				
Intel® PRO/Wireless 3945ABG Network Connection				
Bluetooth				
HP Integrated Module with Bluetooth® Wireless Technology				
HP Mobile Broadband				
Built in HP Mobile Broadband not included				
Battery				
6-cell (55 WHr) Lithium-Ion battery				
Energy Efficiency				

Javier Chapa

From: Robert_Petrucelli@shi.com
Sent: Monday, October 06, 2008 1:34 PM
To: javier.chapa@hidalgoso.org
Subject: SHI Quote 2833717, HP
Attachments: SHI-Quote-2833717.htm

shi Government Solutions

Pricing Proposal
Quotation #: 2833717
Created On: Oct-06-2008
Valid Until: Oct-31-2008

Hidalgo County

Javier Chapa

Phone:
Fax:
Email: javier.chapa@hidalgoso.org

Account Representative

Robert Petrucelli
1301 S. Mo-Pac Expressway
Suite 375
Austin, TX 78746
Phone: 800-870-6079
Fax: 512-732-0232
Email: Robert_Petrucelli@shi.com

All Prices are in US Dollar(USD)

	Product	Qty	Your Price	Total
1	Smart Buy 6510B T8100 1Gb 120Gb 14.1-Wxga Wvb/Xpp W/1Gb And Battery HP - Laptops & Accs - Part#: RM398UT#ABA-KIT	5	$1,156.00	$5,780.00
			Total	$5,780.00

Additional Comments

Thank You for choosing SHI-GS! To ensure the best level of service, please provide End User Name, Phone Number, and E-Mail Address when submitting a Purchase Order. For any additional information including Hardware and Software Contract Numbers, please contact an SHI-GS Sales Representative at 800-870-6079.

HIDALGO COUNTY SHERIFF'S OFFICE

Sheriff Guadalupe "Lupe" Treviño

OFFICE: (956) 393-6024
FAX COVER SHEET
FAX: (956)393-6027

INFORMATION TRANSMITTED
IS FROM THE
BUDGET OFFICE

FAX #: **956-292-7612**

SENT TO: **Purchasing**

ATTENTION: **Tanya**

FROM: Roy

DATE: 10/9/2008

RE: Requstion 141327

MESSAGE: **Pages = 4**

Here is a copy of the quote that they received for requsition 141327

Thank You
Roy Garcia

THE INFORMATION CONTAINED IN THIS FACSIMILE MESSAGE IS LEGALLY PRIVILEGED AND CONFIDENTIAL INFORMATION INTENDED ONLY FOR THE USE OF THE INDIVIDUAL OR ENTITY NAMED ABOVE. IF THE READER OF THIS MESSAGE IS NOT THE INTENDED RECIPIENT, YOU ARE HEREBY NOTIFIED THAT ANY DISSEMINATION, DISTRIBUTION, OR COPY OF THIS MESSAGE IS STRICTLY PROHIBITED. IF YOU HAVE RECEIVED THIS FACSIMILE IN ERROR, PLEASE NOTIFY US IMMEDIATELY BY TELEPHONE AND RETURN THE ORIGINAL MESSAGE TO US AT THE ADDRESS REFERENCED BELOW VIA THE UNITED STATES POSTAL SERVICE. THANK YOU.

711 El Cibolo Road • P.O. Box 1228 • Edinburg, Texas 78540
Office: (956) 383-8114

AI-11681 **17.N.1.**

Trimble R6 Rover Kit Accessories W/Membership Approval
CC REGULAR

Date: 10/21/2008
Submitted By: Vangie Garcia, PURCHASING DEPT.
Submitted For: Raul Sesin
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Planning Department

Information

CAPTION

Presentation for discussion, consideration and clarification of the request to purchase "Trimble R6 Rover Kit" accessories and membership fees solicited through quotes previously approved by CC on 10/07/08 totaling $2,300.00 as follows:

A. Requesting approval to purchase through quotes the accessories for the the "Trimble R6 Rover Kit", through Martin Instrument for an amount not to exceed $ 300.00 and;

B. Requesting approval of a one-time membership fee and agreement of $2,000.00 to utilize the "Texas VRS Network Membership " through Western Data Systems (authorized provider) for network services required for the "Trimble R6 Rover Kit" equipment/system.

BACKGROUND

Western Data Systems has established and manages the Texas VRS Network for the surveying community in the state of Texas. They are the only authorized distributor to sell VRS memberships to the network which will be required to be used for the "Trimble R6 Rover Kit". After the initial one-year term, each membership will automatically renew at a fee of $500.00 per year with Commissioners Court approval. Please see attachment.

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-419-10-210-001-0-745
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

These are accessories for the "Trimble R6 Rover Kit" and should be expense from object 745 (As per Juan A. @ purchasing). Available balance is $2,700.66 as of 10/16/08.

Attachments

Link: GRID
Link: TRIMBLE INFORMATION
Link: QUOTES

Link: WESTERN DATA SYSTEMS

Link: AGREEMENT

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/16/2008 12:00 PM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 01:28 PM	APRV
3	Dale Kennan	Dale Kennan	10/16/2008 02:19 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Vangie Garcia Started On: 10/10/2008 02:01 PM

Final Approval Date: 10/17/2008

HIDALGO COUNTY PLANNING DEPARTMENT

"TRIMBLE R6"

TRIMBLE R6 ACCESSORIES FOR TRIMBLE R6 ROVER KT

(Trimble R6 Rover Kit will be purchase with Trimble Navigation thru TXMAS Contract)

TRIMBLE NAVIGATION 10355 WEST MOORE DR. SUITE 100 WESTMINSTER, CO. 80021 303-412-6800 MOBILE: 303-807-5708 FAX: 786-549-2441			MARTIN INSTRUMENT 12088 STARCREST DRIVE SAN ANTONIO, TEXAS 78247 210-490-4604 FAX: 210-490-4706		WESTERN DATA SYSTEMS SALES-THE VALLEY 801 FERGUSON AVE. PHARR, TEXAS 78577 956-961-4591 POC: MIKE CARRIZALES		
CRADLE ASSY	5200-050	$79.95	SECO CRADLE ASSY	$50.00	CRADLE ASSY	5200-050	$79.95
POLE BRACKET	5198-059	$86.95	SECO POLE BRACKET	$50.00	POLE BRACKET	5198-059	$86.95
ROVER ROD 2M	5125-20-XXX	$114.95	ROD-2M	$200.00	ROVER ROD, 2M	5125-20-XX	$114.95
BIPOD, TRB UNIVERSAL	5217-04-YEL	$159.00	NO QUOTE (This is included in the ROD-2M quote)	NO QUOTE	BIPOD, TRB UNIVERSAL	5217-04-YEL	$159.00
VRS MEMBERSHIP	VRSEM	$2,000.00	COOP MEMBERSHIP	$2,000.00	TX/OK MEMBERSHIP	TX/OK MEMBERSHIP	$2,000.00
INSTALLATION	INSTALLION	$300.00	NO FEE	NO FEE	NO QUOTE	NO QUOTE	NO QUOTE
SHIPPING FEES	-0-	-0-	-0-	-0-	SHIPPING FEES	SHIPPING FEES	$125.00
TOTAL	$2740.85		TOTAL	$300.00	TOTAL	$2000.00	

			(Accessories quote only)		(Membership quote only)

THESE ITEMS ARE NOT UNDER TXMAS CONTRACT WITH TRIMBLE, SO QUOTES WERE OBTAINED. Accessories will be purchased through Martin Instrument and the Membership through Western Data Systems. Western Data Systems are the authorized distributor to sell VRS memberships to the network. Trimble Navigation and Martin Instruments membership's is with Western Data System's services, so, recommending to go directly through the authorized distributor for such services.

TXMAS Quote **TXMAS Contract Number TXMAS-4-6611Q010**

Trimble.

Name: Irma Castillo
Company Hidalgo County
Address

Ship To:

Attn:
Ph:
Fx:

Date September 30, 2008 TXMAS Discount 10%

Item	Part No.	Description	Qty	Unit Price	Disc	Net	Total Price
3	R6201-51-71	TRIMBLE R6 ROVER KIT, 0 SC / SW, GSM	1	$19,245.00		$19,245.00	$19,245.00
6	52426-80	Upgrade Trimble R6 to GLONASS	1	$1,000.00		$1,000.00	$1,000.00
7	TSC216	TSC2 CU w/ SC, no internal radio	1	$5,595.00		$5,595.00	$5,595.00
10	5200-050	Cradle Assy	1	Not available under TXMAS		Not available under TXMAS	Not available under TXMAS
11	5198-059	Pole Bracket	1	Not available under TXMAS		Not available under TXMAS	Not available under TXMAS
12	5125-20-xxx	Rover Rod 2M	1	Not available under TXMAS		Not available under TXMAS	Not available under TXMAS
13	5217-04-YEL	Bipod, TRB Universal	1	Not available under TXMAS		Not available under TXMAS	Not available under TXMAS
14	61-3500	CST Tribrach (black) w/ Optical Plummet	1	Not available under TXMAS		Not available under TXMAS	Not available under TXMAS
15	VRSMEM	VRS Membership	1	Not available under TXMAS		Not available under TXMAS	Not available under TXMAS
18							
19							
20							
21							
22							
23							

Notes:

1. *Prices do not include applicable taxes or delivery costs*
2. *Quotation valid for 30 days*
3. *Terms: Net 30 days with approved credit or C.O.D.*
4. *UHF radios are subject to local licensing requirements*

Total Price : **$25,840.00**

Philip Woodcock
Sales Representative :

Search TXMAS Contracts: Search

Rebates: Pursuant to Texas Government Code § 2155.510(b), rebates generated from TXMAS contract purchases made using federal funds must be reported to the federal funding agency for reporting and reconciliation purchases. Each quarter of the State's fiscal year, TXMAS contractors rebate .75% of their TXMAS sales to the State of Texas via the Texas Comptroller of Public Accounts (CPA). It is the purchasing entity's responsibility to report the amount of rebate using the above percent based on the total dollar value of the TXMAS purchase order.

Example: A purchasing entity receives and uses federal funds of $50,000 to purchase items/services on a TXMAS contract. The purchasing entity must report to the federal fund-provider that a sales rebate of $375 ($50,000 * .75% = $375) will be paid to the State of Texas by the TXMAS contractor.

TRIMBLE NAVIGATION LIMITED
Contract TXMAS-4-6611Q010

On-Line Catalog/Order Processing

GEOPHYSICAL, ENVIRONMENTAL ANALYSIS EQUIPMENT AND SERVICES

Corporate Office:
TRIMBLE NAVIGATION LIMITED
5475 KELLENBURGER RD.
DAYTON OH 45424-1099
USA

Send PO to:
TRIMBLE NAVIGATION LIMITED
ATTN:GOVT SALES / 5475 KELLENBURGER RD.
DAYTON OH 45424
USA
Vendor ID: 19428021927

Invoice From:
TRIMBLE NAVIGATION LIMITED

Delivery:	WITHIN 30 DAYS ARO
FOB Point:	DESTINATION
Terms:	NET 30 DAYS
Remit To:	TRIMBLE NAVIGATION LIMITED DEPT. 10007 / P.O. BOX 121007 DALLAS TX 75312-1007 USA Vendor ID:
Vendor ID:	19428021927
Business Type:	Large

5475 KELLENBURGER RD.
DAYTON OH 45424
USA
Vendor ID:

DUNS #: 124120655

Effective: 2/26/2004
Expires: 2/14/2009

CONTACT: COLLEEN BEAN
Phone 720-587-4554
STATE_SALES@TRIMBLE.COM

Effective Date: This Texas Multiple Award Schedule (TXMAS) contract is effective beginning 2/26/2004 through 2/14/2009 and is automatically renewed on the date that the General Services Administration (GSA) exercises the renewal option. All State of Texas terms and conditions will continue and apply to all renewal periods by mutual agreement. The contractor has certified that the prices reflected in the contractor's catalog are the same as the prices contained in the most current modification to GSA Contract No. GS-07F-5588P.

Placement of Orders: Purchasing entities must use both the instructions on the contractor's web page and the terms and conditions in the federal supply schedule to place orders. Purchasing entities may use a either a departmental purchase order or the contractor's on-line ordering system to place orders. Purchasing entities may opt out of using the contractor's on-line ordering system if it is incompatible with the entity's purchasing procedures. The contractor is not required to accept orders below the minimum listed below. Orders between the minimum and maximum listed below are subject to GSA preferred customer pricing. For orders above the maximum, purchasing entities are entitled to negotiate for lower prices than those listed on the on-line federal supply schedule price list.

Order Limitation:
Minimum Order: $100.00
Maximum Order: $500,000.00

Approved Products/Services: Only products or services listed in the CPA approved GSA contract may be purchased from this TXMAS contract, with one exception. Incidental, off-schedule items may be purchased as "best value, open market" items provided that they are necessary for product integration or product completeness. The purchasing entity is responsible for ensuring that the quoted price for such incidental items is fair and reasonable. These incidental items may be added to the TXMAS purchase order if they are clearly labeled as "open market (OM), best value" items.

State Contracts: All Texas Council for Purchasing from People with Disabilities contracts and Texas Correctional Industries (TCI) term contracts take precedence over this TXMAS contract. If similar products or services are listed on this TXMAS contract and a CPA term contract, a

determination should be made that will result in a best value purchase.

Payment Due Date: Payment will be due on the thirtieth (30) calendar day after the later of: (a) the date the State actually receives a proper invoice at the office designated in the applicable purchase order to receive it; or (b) the date the State accepts the products or services. The post mark date on the envelope for the State warrant (State's equivalent to a check) or banking information showing when a direct deposit transaction was received will be considered the date payment is made. Interest starts accruing on the first day that payment is late. The rate of interest for late payments is set at one percent per month.

Special Note: The State of Texas, including but not limited to its Agencies, cooperative purchasing members and any local governmental entity authorized by law to use the Texas Multiple Award Schedule method for purchasing is not obligated to procure any products or services from this TXMAS contract. This schedule contract shall not be construed to prevent the State from purchasing products or services using other procurement methods as authorized by law.

Keywords: Trimble, Navigation, GPS, Mapping, GIS, Pathfinder, ProXT, ProXH, PFO, GeoBeacon, GeoXM, GeoXT, GeoXH, Ranger, Recon, Terrasync, GPScorrect, GPSAnalyst, Software, ESRI, ArcPad, Geospatial, Post-processing, Sub-meter, Sub-foot,

Contact Us

If you have any suggestions on how to improve TXMAS or this web site, please send an email to txmas@cpa.state.tx.us or call 512-463-8839 or 512-463-3421.

Sales - The Valley
801 Ferguson Ave.
Pharr, TX 78577
United States

SALES QUOTE

Sales Quote Number: SQ-05162
Sales Quote Date: 09/05/08
Page: 1

Quote Expiration Date: 09/30/08

Sell To: Hidalgo County Planning Dept.
1304 South 25th Street
Edinburg, TX 78539
United States

Ship To:

Ship Via
Terms Net 30 Days

Customer ID
SalesPerson
Team Name Manny Carrizales

Item No.	Description	Unit	Quantity	Unit Price	Total Price
R6201-51-71	TRIMBLE R6 ROVER KIT, 0 SC / S W, US GSM	Each	1	19,245.00	19,245.00
52426-80	TRIMBLE R6 GLONASS UPGRADE (FA CTORY) - FREE	Each	1		
48814-11-AM	Trimble R6 Purchase Discount (no trade-in)	Each	1	-4,500.00	-4,500.00
TSC216	CU - TSC2 w/SC, no internal ra dio	Each	1	5,595.00	5,595.00
5200-050	CRADLE ASSY, TSC2, RANGER 300 /500	Each	1	79.95	79.95
5198-059	POLE BRACKET ASSY,1-1/4, W/X SLOT	Each	1	86.95	86.95
5125-20-XXX	ROVER ROD, 2M, AL, SNAP-LOC, F LY, FOR, YEL	Each	1	114.95	114.95
5217-04-YEL	BIPOD, TRB, 1/2-13SS, UNIVERSA L, FLY, RED, YEL, FOR, FPK	Each	1	159.00	159.00
48814-50-AM	Trimble Data Collector Discount (no trade-in)	Each	1	-500.00	-500.00
VRSMEM	TX/OK COOP NETWORK MEMBERSHIP	Each	1	2,000.00	2,000.00
SHIPPING	Shipping & Handling Charges	Each	1	125.00	125.00

Amount Subject to Sales Tax: 0.00

Amount Exempt from Sales Tax: 22,405.85

Subtotal:	22,405.85
Invoice Discount:	0.00
Total Sales Tax:	0.00
Total:	22,405.85

MARTIN INSTRUMENT
12077 Starcrest Drive
San Antonio, TX 78247
210-490-4604 Phone
210-490-4706 Fax
www.martininstrument.com

Quotation For:
Mr. Raul Sesin
Hidalgo County Planning Dept.
1304 S. 25th St.
Edinburg, TX 78539

Date: September 11, 2008

Item	Part No	Description	Qty	Unit Price	Total Price
1	**R6201-51-71**	TRIMBLE R6 ROVER KIT, 0 SC / SW, US GSM	1	$14,745.00	$ 14,745.00
2	**52426-80**	TRIMBLE R6 GLONASS UPGRADE (FACTORY)	1	$ 1,000.00	$ 1,000.00
3	**TSC211110**	TSC2 CU w/ SC, no internal radio	1	$ 4,595.00	$ 4,595.00
4	**5200-050**	Seco - TSC2 Cradle Assembly	1	$ 50.00	$ 50.00
5	**5198-059**	Seco - Pole Bracket Assembly, 1-1/4, with "X" Slot	1	$ 50.00	$ 50.00
6	**MI-RBPKG**	Rod - 2m Snap-lock Range Pole with Bipod	1	$ 200.00	$ 200.00
7	**GSA**	GSA Discount (10%)	1	$ (2,064.00)	$ (2,064.00)
8	**COOP**	1 Year Trimble COOP Network membership	1	$ 2,000.00	$ 2,000.00
9	**FREIGHT**	Shipping and Handling Charges	1	$ -	$ -
		TOTAL			**$ 20,576.00**

All prices and discounts shown are good for 30 days. Please note that sales tax is not included in this proposal. Please contact me at (512) 695-6117 if you have any questions.

Sincerely,

Martin Instrument

Mike Minick
South Texas Sales

Quote

Trimble.

Name: Irma Castillo
Company Hidalgo County
Address

Ship To:

Attn:
Ph:
Fx:

Date July 10, 2008 University Discount 10%

Item	Part No.	Description	Qty	Unit Price	Disc	Net	Total Price
3	R6201-51-71	TRIMBLE R6 ROVER KIT, 0 SC / SW, GSM	1	$19,245.00		$19,245.00	$19,245.00
6	52426-80	Upgrade Trimble R6 to GLONASS	1	$1,000.00		$1,000.00	$1,000.00
7	TSC216	TSC2 CU w/ SC, no internal radio	1	$5,595.00		$5,595.00	$5,595.00
10	5200-050	Cradle Assy	1	$79.95		$79.95	$79.95
11	5198-059	Pole Bracket	1	$86.95		$86.95	$86.95
12	5125-20-xxx	Rover Rod 2M	1	$114.95		$114.95	$114.95
13	5217-04-YEL	Bipod, TRB Universal	1	$159.00		$159.00	$159.00
14	61-3500	CST Tribrach (black) w/ Optical Plummet	1	$350.00		$350.00	$350.00
15	VRSMEM	VRS Membership	1	$2,000.00		$2,000.00	$2,000.00
16	Shipping	Shipping	1	$300.00		$300.00	$300.00
17	Installation	Installation	1	$300.00		$300.00	$300.00
18							
19							
20							
21							
22							
23							

Notes:

1. *Prices do not include applicable taxes or delivery costs*
2. *Quotation valid for 30 days*
3. *Terms: Net 30 days with approved credit or C.O.D.*
4. *UHF radios are subject to local licensing requirements*

Total Price : $29,230.85

Sales Representative :

Evangelina Garcia

From: Irma Castillo [irma.castillo@hchd.org]
Sent: Thursday, October 09, 2008 11:54 AM
To: evangelina.garcia@co.hidalgo.tx.us
Cc: raul.sesin@hchd.org; jorge.garcia@hchd.org
Subject: Fw: Statement of VRS

-----Original Message-----
From: "Manny Carrizales" <manny@westerndatasystems.com>
Sent 10/9/2008 11:50:39 AM
To: irma.castillo@hchd.org
Subject: Statement of VRS

Western Data Systems has established and manages the Texas VRS Network for the surveying community in the state of Texas. We are the only authorized distributor to sell VRS memberships to the network.

Manny Carrizales, EIT/SIT
Western Data Systems
801 East Ferguson Ave.
Pharr, TX 78577
Toll Free: (877) 300-9659
Office: (956) 961-4591
Fax: (956) 961-4594
Cell: (956) 279-6076

This email and any files transmitted with it from *Western Data Systems* are confidential and intended solely for the use of the individual or entity to whom they are addressed. If the reader of this message is not the intended recipient, you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited.If you have received this email in error please notify the sender. You will be promptly notified if emails are received at this address in error.

RTK MEMBERSHIP AGREEMENT

This Membership Agreement (the **"Agreement"**), dated as of the _____ day of _____, 200___, is by and between Western Data Systems Inc., a Texas Corporation (**"WDS"**), and _____ (**"Member"**). WDS and Member are sometimes referred to herein singularly as the **"Party"** and collectively as the **"Parties"**. This Agreement will serve as a master agreement covering all Memberships the Member may control.

ARTICLE 1. BACKGROUND AND OBJECTIVES

Western Data Systems has coordinated the establishment of an RTK Network (the "**Network**") within the State of Texas to be owned by the participating member survey companies. The Network will have its origins within the major metropolitan areas of Texas, and is anticipated to expand outward until all areas are seamlessly combined into one RTK Network covering all areas of Texas that have data cellular telephone coverage. Using Trimble Reference Stations, Trimble GPSNet and Trimble RTKNet software, a member with a Trimble Rover (hereinafter defined) working within the Network will be able to obtain RTK accuracies using only Trimble Dual Frequency GPS Receivers.

ARTICLE 2. MEMBERSHIP OBLIGATIONS

2.1. A **"Membership"** is defined as one (1) Rover activated to work within the Network. Member may have one or more Memberships under its control. Except as exempted below, Member agrees to pay a one-time fee of Two Thousand and No/100 Dollars ($2,000.00) for the first year of each Membership (**"Initial Membership Fee"**). For each Membership, WDS will issue a username and password that will allow the Rover for that Membership to access the Network.

2.2. After the initial one-year term, each Membership will automatically renew at a fee of Five Hundred and No/100 Dollars ($500.00) per year (**"Renewal Fee"**) unless Member notifies WDS in writing of its desire to terminate a Membership at least thirty (30) days prior to the end of the annual Membership term, which shall be determined by reference to the date that Membership was activated.

The Initial Membership Fee and the Renewal Fee are referred to herein collectively as the **"Membership Fees"**.

2.3. Members that agree to install a qualified Reference Station (see Attachment A) which will be owned by Member may activate up to five (5) Rovers for each of Member's Reference Stations and shall be exempt from payment of the Initial Membership Fee and the first two Renewal Fees for each of the five (5) Memberships. Member may do with these Memberships as it sees fit, including selling them or sharing them with another company or organization. Reference Stations must meet the specifications set forth by WDS (see Attachment A) to be qualified for access to the Network.

2.4. In addition to Membership Fees, Member agrees to pay the Member's proportionate share of costs for implementation, testing, operation, and maintenance of the Network that are incurred by WDS and that exceed the amount of money generated by Network Membership fees.

2.5. Member agrees to allow WDS rental equipment access to the Network at no charge.

2.6. Member agrees not to re-broadcast the RTK signal.

ARTICLE 3. WDS OBLIGATIONS

3.1. WDS will be responsible for implementation of the Network. Once the system is operational, WDS agrees to operate and maintain the Network for an initial term of five (5) years (the "**Initial Term**"). Upon expiration of the Initial Term, WDS shall continue to operate and maintain the Network unless a majority of Members votes not to renew. All direct equipment, operating and maintenance costs will be passed on to the Members AT COST.

3.2. If at any time Members vote to change the structure or procedures of the Network, and WDS feels that the change will have a detrimental effect on the Network, WDS has the right, with sixty (60) days' advance written notice to the Members, to terminate its operation and maintenance of the Network and to turn such responsibilities over to the Members.

3.3. WDS agrees to establish Reference Stations in each major city, which meet the specifications, at no cost to the Network or its Members.

3.4. WDS agrees to provide to Member the following information on a quarterly basis:

A. Names of all Member companies;
B. Number of Memberships issued for both Reference Station owners and Non-Reference Station owners;
C. Amount and source of all money paid into the Network account from Membership Fees;
D. Detailed quarterly report on expenses incurred by WDS; and
E. Estimate of any major changes that might affect costs over the next reporting period.

3.5. WDS reserves the sole right and discretion to refuse access to any Member of the Network that it determines is in breach of this Agreement.

ARTICLE 4. LIABILITY

4.1. Neither WDS any other Members shall be liable for RTK data used outside of the limits of the Network as such use may result in degraded accuracies.

4.2. Although WDS will use commercially reasonable efforts to maintain continuous RTK service, Member acknowledges that interruptions in service may occur and that data availability is not guaranteed. As a result, neither WDS nor any other Members shall be liable for the unavailability or inaccuracy of RTK data.

4.3. Member acknowledges that the Global Positioning System (**"GPS"**) is operated by the U.S. Government Department of Defense, which is solely responsible for the accuracy, daily operations and maintenance of the satellites used in that system. As a result, neither WDS nor other Members shall be liable for the unavailability or inaccuracy of GPS data.

4.4. Member acknowledges that data obtained through the RTK Network is used at its own risk.

ARTICLE 5. GENERAL

5.1. This Agreement shall not be construed as constituting either Party as partner of the other or to create any other form of legal association that would impose liability upon one Party for the act or failure to act of the other or as providing either party with the right, power or authority (express or implied) to create any duty or obligation of the other Party. Each Party shall be responsible for the management, direction and control of its employees and such employees shall not be employees of the other Party.

5.2. **Force Majeure**. Neither Party shall be liable for any default or delay in the performance of its obligations hereunder if and to the extent such default or delay is caused, directly or indirectly, by fire, flood, earthquake, elements of nature or acts of God, acts of war, terrorism, riots, civil disorders, rebellions or revolutions in the United States, or any other similar cause beyond the reasonable control of such Party. In such event, the nonperforming Party will be excused from any further performance or observance of the obligation(s) so affected for as long as such circumstances prevail and such Party continues to use all commercially reasonable efforts to recommence performance or observance whenever and to whatever extent possible without delay. Any Party so delayed in its performance will immediately notify the other by telephone (to be confirmed in writing within five days of the inception of such delay) and describe at a reasonable level of detail the circumstances causing such delay.

5.3. **Waiver**. No action taken pursuant to this Agreement by either Party shall be deemed to constitute a waiver by such Party of compliance with any covenant or agreement contained herein unless the waiver is made expressly in writing signed by the waiving Party, and such waiver of any breach of any provision of this Agreement shall not constitute a waiver of any prior, concurrent or subsequent breach of the same or any other provisions hereof.

5.4. **Severability**. If any provision of this Agreement shall be held to be invalid, illegal or unenforceable, the validity, legality and enforceability of the remaining provisions shall in no way be affected or impaired thereby, and such provision shall be deemed to be restated to reflect the original intentions of the Parties as nearly as possible in accordance with applicable law(s).

5.5. **Governing Law**. This Agreement shall be governed by the laws of the State of Texas as such laws are applied to contracts which are entered into and performed entirely within the State of Texas including the conflicts of law principles thereof. The sole and exclusive venue for any litigation or informal dispute resolution shall be Harris or Montgomery County, Texas.

5.6. **Binding Nature and Assignment**. This Agreement will be binding on the Parties and their respective successors and permitted assigns.

THE PARTIES ACKNOWLEDGE THAT THEY HAVE READ THIS AGREEMENT, UNDERSTAND IT, AND AGREE TO BE BOUND BY ITS TERMS AND CONDITIONS. FURTHER, THE PARTIES AGREE THAT THIS AGREEMENT IS THE COMPLETE AND EXCLUSIVE STATEMENT OF THE AGREEMENT BETWEEN THE PARTIES RELATING TO THIS SUBJECT. THIS STATEMENT OF THE AGREEMENT SUPERSEDES ALL PROPOSALS OR OTHER PRIOR AGREEMENTS, ORAL OR WRITTEN, AND ALL OTHER COMMUNICATIONS BETWEEN THE PARTIES RELATING TO THE SUBJECT MATTER DESCRIBED IN THIS AGREEMENT.

EXECUTED as of the date first written above.

[COUNTERPART SIGNATURE PAGES TO FOLLOW]

COUNTERPART SIGNATURE PAGE
TO
RTK MEMBERSHIP AGREEMENT

WDS:

WESTERN DATA SYSTEMS, INC., a Texas Corporation

Date: _____ By: _____
Ed Meche, Chief Operations Officer

MEMBER:

_____

Date: _____ By: _____
Name: _____
Title: _____

Notice Address:

Company Name _____

Contact Name _____

Address _____

_____

Telephone _____

Fax _____

E-Mail _____

SCHEDULE A

REFERENCE STATION SPECIFICATIONS

In order for a Reference Station to be considered for inclusion into the RTK Network, it must meet the following specifications.

1. Reference Station must use a Trimble GPS Zephyr Base Antenna.
2. Reference Station location must have High Speed Internet available.
3. Reference Station location must be free of Multi Path problems.
4. Reference Stations that are being installed can be Trimble R7, Trimble NetRS or Trimble Net R5.
5. Reference Station location and installation must be reviewed and approved by WDS.

AI-11625 **17.O.1.**

Consulting Services for Part I: Self-Insured Group Health and Part II: Voluntary Insurance Products

CC REGULAR

Date: 10/21/2008
Submitted By: Gricelda Villarreal, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Co. Wide

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Information

CAPTION

Presentation for discussion, consideration and action including, but not limited to, the following:
A. Approval of scoring grids for the purposes of ranking the firms/participants submitting responses to the Request for Proposals "Consulting Services" for:Hidalgo County-Parts I & II:

Part I: Self-Funded Group Health	Part II: Voluntary Insurance Plans
1)_____	1)_____
2)_____	2)_____
3)_____	3)_____
4)_____	4)_____

B. Authority for Purchasing Department to proceed to negotiate a professional services contract(s) with the number one ranked firm/participant for the provision of: Consulting Services for: Part I: Self-Funded Insured Group Health and Part II: Voluntary Insurance Plans for Employees for Hidalgo County.

BACKGROUND

Grid will be presented at Commissioner's Court meeting.

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** fund 2201 various object codes
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Funding for this item taken from fund 2201 "Self-Funded Health Insurance". Please refer to attached expense report as of 10-8-08 for funds avalability.

Attachments

Link: participation list

Link: Self Funded Health Insurance expense report

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/08/2008 12:18 PM	APRV
2	Budget & Management	Veronica Lopez	10/08/2008 01:06 PM	APRV
3	Ivan Cantu	Ivan Cantu	10/08/2008 01:21 PM	APRV
4	Auditor's Office	Linda Fong	10/15/2008 11:49 AM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:01 AM	APRV

Form Started By: Gricelda Villarreal Started On: 10/08/2008 10:37 AM

Final Approval Date: 10/17/2008

HIDALGO COUNTY PURCHASING DEPARTMENT
PARTICIPATING RESPONDENT'S LOG
REQUIREMENTS/RFP/Q No PACKETS

IBF-RFP-RFQ-RFI

RFP/Q No ACCEPTANCE DATE: September 10, 2008 **RFP/Q No ACCEPTANCE TIME:** 9:30 A.M.

DEPARTMENT/PROPOSAL DESCRIPTION: "Consulting Services for: Part I- Self-Funded Insured Group Health and Part II- Voluntary Insurance Plans For Employees-Hidalgo County"

RFP/Q No: 2008-195-09-10CGV

NAME OF Proposer: COMPANY/FIRM & REPRESENTATIVE'S NAME	PROPOSAL REQUEST *VIA	SIGNATURE (IF APPLICABLE) OR INITIALS OF STAFF ADDRESSING MAIL OUT	DATE	PHYSICAL ADDRESS CITY-STATE-ZIP PHONE & FAX NO.s
1. Galvan Insurance Ernesto A. Galvan	IP	Sandra Munoz	8-20-08	PO Box 715 Donna, Tx 78537
2. Newkirk & Newkirk, Inc. Pierce Newkirk	IP	956-664-0200	8-25-08	3313 N. McColl McAllen, Tx 78501
3. MetLife Jesus A. Rodriguez	IP	Jesus Rodriguez 956-624-8042	8-25-08	429 E. Esperanza St. McAllen, Tx 78501
4.Wachovia Insurance Services Keith McNeely, President	Email	Keith McNeely 713-860-4719	8-27-08	10333 Richmond Ave, Ste 1150, Houston, Tx 77042
5.Mullen Pension & Benefits Group, LP,	Email	Jocelyn Starguess 800-723-6616	8-26-08	4115 Medical Drive, Ste 410 San Antonio, Tx 78229
6. RWL Group Bonnie Sindelar	Email	Bonnie Sindelar 972-907-9095	8-20-08	300 N. Coit Road #810 Richardson, Tx 75080
7. HRH	Email	Rich Tisch 281-584-1606	8-20-08	1155 Dairy Ashford Ste., 350 Houston, Tx 77079
8.Smith & Associates Consulting	Email	Diana Fabian 817-310-3422	8-20-08	PO Box 92398 Southlake ,Tx 76092
9.Riskmanager William Rusteberg	Email	William Rusteberg	8-19-08	
10.Valley Risk Consulting, Inc. Cris Solis	Email	Cris Solis	8-19-08	1200 Fresno Ste., C McAllen, Tx 78502

***VIA:**
IN PERSON (IP)
TELEPHONE REQUEST (TR)
PROPOSER LIST MAIL OUT (PLM)

HIDALGO COUNTY PURCHASING DEPARTMENT
PARTICIPATING RESPONDENT'S LOG
REQUIREMENTS/RFP/Q No PACKETS

IBF-RFP-RFQ-RFI

RFP/Q No ACCEPTANCE DATE: September 10, 2008 **RFP/Q No ACCEPTANCE TIME:** 9:30 A.M.

DEPARTMENT/PROPOSAL DESCRIPTION: "Consulting Services for: Part I- Self-Funded Insured Group Health and Part II- Voluntary Insurance Plans For Employees-Hidalgo County"

RFP/Q No: 2008-195-09-10CGV

NAME OF Proposer: COMPANY/FIRM & REPRESENTATIVE'S NAME	PROPOSAL REQUEST *VIA	SIGNATURE (IF APPLICABLE) OR INITIALS OF STAFF ADDRESSING MAIL OUT	DATE	PHYSICAL ADDRESS CITY-STATE-ZIP PHONE & FAX NO.s
11. Alamo Insurance Group Xavier Guevara	Email	Xavier Guevara 210-930-6665	8-19-08	3201 Cherry Ridge Drive Ste D405 San Antonio, Tx 78230

*VIA:
IN PERSON (IP)
TELEPHONE REQUEST (TR)
PROPOSER LIST MAIL OUT (PLM)

HIDALGO COUNTY PURCHASING DEPARTMENT
PROPOSAL ACCEPTANCE SHEET

DEPARTMENT NAME: Hidalgo County

PROPOSAL ACCEPTANCE DATE: September 10, 2008	PROPOSAL ACCEPTANCE TIME: 9:30 A.M.

DESCRIPTION OF PROPOSAL: Consulting Services for: Part I- Self-Funded Insured Group Health and Part II- Voluntary Insurance Plans For Employees-Hidalgo County

PROPOSAL No: 2008-195-09-10CGV

RFP/Q	NAME OF COMPANY	ACKNOWLEDGMENT OF RECEIPT OF RFP/Q RESPONSE	ADDENDUM
#01	Valley Risk Consulting McAllen, Tx	√√√√	
#02	HRH- Hilb, Rogal & Hobbs Houston, Tx	√√√√	
#03	Alamo Insurance Group, Inc. San Antonio, Tx	√√√√	
#04	Wortham Insurance & Risk Management San Antonio, Tx	√√√√	
#05			
#06			
#07			
#08			
#09			
#10			

Account Number / Description		Original Budget	Adjusted Budget	Y-T-D Encumbrance	Y-T-D Expended	Available Balance	Percent Used
2201 SELF-FUNDED HEALTH INSURANCE							
8-2201-415-00-115-003-0-820	HEALTH BENEFITS-HC-CLAIMS NOT COVERED	10,771,990.63	10,763,022.88	.00	4,407,713.62	6,355,309.26	40.95
8-2201-415-00-115-004-0-820	HEALTH BENEFITS-DD1-CLAIMS NOT COVERED	1,379,086.49	1,379,086.49	.00	473,868.64	905,217.85	34.36
8-2201-415-00-115-005-0-820	HEALTH BENEFITS-CSA-CLAIMS NOT COVERED	60,200.00	60,200.00	.00	113,256.15	-53,056.15	188.13
8-2201-415-00-115-006-0-820	HEALTH BENEFITS-HS-CLAIMS NOT COVERED	3,100,000.00	3,100,000.00	.00	1,442,378.52	1,657,621.48	46.53
8-2201-415-00-115-007-0-820	HEALTH BENEFITS-UC-CLAIMS NOT COVERED	.00	958.75	.00	576.35	382.40	60.11
8-2201-415-00-115-008-0-820	HEALTH BENEFITS-AD-CLAIMS NOT COVERED	690,000.00	690,000.00	.00	443,403.51	246,596.49	64.26
8-2201-415-00-115-009-0-113	DBM-HEALTH INS ADM-PERM F/T EMPLOYEES	119,600.00	137,913.00	.00	89,473.55	48,439.45	64.88
8-2201-415-00-115-009-0-115	DBM-HEALTH INS ADM-LONGEVITY PAY	497.85	497.85	.00	233.32	264.53	46.87
8-2201-415-00-115-009-0-118	DBM-HEALTH INS ADM-AUTO ALLOWANCE	4,000.00	4,000.00	.00	1,907.74	2,092.26	47.69
8-2201-415-00-115-009-0-211	DBM-HEALTH INS ADM-HEALTH INSURANCE	12,740.00	16,904.00	.00	10,918.38	5,985.62	64.59
8-2201-415-00-115-009-0-212	DBM-HEALTH INS ADM-LIFE INSURANCE	101.00	134.00	.00	67.95	66.05	50.71
8-2201-415-00-115-009-0-220	DBM-HEALTH INS ADM-FICA	9,493.00	10,893.94	.00	6,866.72	4,027.22	63.03
8-2201-415-00-115-009-0-230	DBM-HEALTH INS ADM-RETIREMENT	10,896.00	12,503.88	.00	8,043.59	4,460.29	64.33
8-2201-415-00-115-009-0-250	DBM-HEALTH INS ADM-UNEMPLOYMENT COMP	620.00	711.57	.00	458.03	253.54	64.37
8-2201-415-00-115-009-0-260	DBM-HEALTH INS ADM-WORKERS COMP	521.21	598.12	.00	384.80	213.32	64.33
8-2201-415-00-115-009-0-311	DBM-HEALTH INS ADM-MGMT CONSULTING SRV	.00	8,009.00	.00	8,009.00	.00	100.00
8-2201-415-00-115-009-0-336	DBM-HEALTH INS ADM-COMPUTER SERVICES	.00	395.00	.00	395.00	.00	100.00
8-2201-415-00-115-009-0-339	DBM-HEALTH INS ADM-OTHER PROFESSIONAL SR	34,500.00	34,500.00	.00	34,500.00	.00	100.00
8-2201-415-00-115-009-0-432	DBM-HEALTH INS ADM-EQUIP R&M SERVICES	375.00	.00	.00	.00	.00	.00
8-2201-415-00-115-009-0-442	DBM-HEALTH INS ADM-EQUIP & VEH RENTALS	.00	2,103.18	991.02	1,074.72	37.44	98.22
8-2201-415-00-115-009-0-531	DBM-HEALTH INS ADM-TELEPHONE	.00	600.00	.00	242.19	357.81	40.37
8-2201-415-00-115-009-0-535	DBM-HEALTH INS ADM-POSTAGE	700.00	700.00	.00	.00	700.00	.00
8-2201-415-00-115-009-0-550	DBM-HEALTH INS ADM-PRINTING & BINDING	500.00	500.00	.00	310.85	189.15	62.17
8-2201-415-00-115-009-0-583	DBM-HEALTH INS ADM-TRAVEL OUT OF COUNTY	1,815.00	2,115.00	.00	732.36	1,382.64	34.63
8-2201-415-00-115-009-0-584	DBM-HEALTH INS ADM-REGISTRATION FEES	700.00	1,100.00	.00	339.00	761.00	30.82
8-2201-415-00-115-009-0-601	DBM-HEALTH INS ADM-OFFICE SUPPLIES	325.00	325.00	142.30	159.12	23.58	92.74
8-2201-415-00-115-009-0-661	DBM-HEALTH INS ADM-MINOR OFFICE EQUIP	300.00	280.00	.00	.00	280.00	.00
8-2201-415-00-115-010-0-350	HEALTH BENEFITS TPA&STP LOSS-CONTRACTUAL	1,200,000.00	1,200,000.00	.00	663,811.61	536,188.39	55.32
8-2201-415-00-115-010-0-524	HEALTH BENEFITS TPA&STP LOSS-GENERAL INS	1,300,000.00	1,300,000.00	.00	903,528.81	396,471.19	69.50
2201 SELF-FUNDED HEALTH INSURANCE		**18,698,961.18**	**18,728,051.66**	**1,133.32**	**8,612,653.53**	**10,114,264.81**	**45.99**
8 YEAR		**18,698,961.18**	**18,728,051.66**	**1,133.32**	**8,612,653.53**	**10,114,264.81**	**45.99**

AI-11734 **17.O.2.**

Requesting approval to declare surplus for Auction to be held on 10/25/08

CC REGULAR

Date: 10/21/2008
Submitted By: Lisa Vela, PURCHASING DEPT.
Submitted For: Marty Salazar
Department: PURCHASING DEPT.
Agenda Area: Purchasing Department **Purchasing only:** Co. Wide

Information

CAPTION

Requesting approval to declare as "surplus" numerous items and vehicles (County-onwed and/or Seized) for the purposes of disposition through auction as set forth through Texas Local Government Code, Section 263.152.(a)(1) and as further detailed on the Exhibit attached hereto.

BACKGROUND

Auction will take place on Saturday 10/25/08 at Abrego's Trucking Service.

Fiscal Impact

Attachments

Link: Auction list 10-25-08

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Purchasing Department	Marty Salazar	10/15/2008 03:24 PM	APRV
2	Budget & Management	Veronica Lopez	10/15/2008 03:56 PM	APRV
3	Veronica Lopez	Veronica Lopez	10/16/2008 02:36 PM	APRV
4	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Lisa Vela Started On: 10/15/2008 03:10 PM

Final Approval Date: 10/17/2008

TF#2008	ASSET No	YEAR	MAKE/ MODEL	S/N No- MISC	FROM DEPT	LIC PL
279	47963	1988	FORD-L8000 TRK	1FDXR82A3JVA31977	PCT 4/124	867-003
279	47974	1990	FORD-E250 SER TRK	1FTHF25H71NB12975	PCT 4/124	775-159
269	FORF	2001	GMC-SOMONA P/U	1GTCS14WS1K123441	HIDTA/1291	
269	47398	2002	CHEVY AVALANCHE	3GNEC13T02G158739	HIDTA/1291	
269	FORF	1998	FORD-WINDSTAR VAN	2FMZA5142WBC61832	HIDTA/1291	
269	FORF	1996	FORD-EXPLORER	1FMCU24X6TUA07550	HIDTA/1291	
294	FORF	1998	CADILLAC-SEVILLE	1G6KY5495WU919682	HIDTA/1291	
294	FORF	1996	BMW-Z3 ROADSTER	4USCH732TLB69165	HIDTA/1291	
294	FORF	1994	BMW-325I	WBACB4321RFM10146	HIDTA/1291	
294	FORF	1989	HONDA- MOTORCYCLE	JH2RC3413KM000192	HIDTA/1291	
272	FORF	1998	CHEVY-S10 P/U	1GCCS144XWK254581	HIDTA/1291	
280	26510	1993	FORD- ECONOLINE VAN	1FBJS31H2PHB98648	JUV PROB/330	
264	40514	2003	FORD-CRN VIC	2FAFP71WX3X179743	CONST PCT 5/295	

STATUS	FUND No	CAUSE #	HIST COST	SOLD FOR	LOT No	BID No	TOTAL	SOLD DATE
124	1100	TITLE	$ 31,313.72					
124	1100	TITLE	$ 6,500.00					
9999	1291	C-1310-08-E						
270	1291	C-3068-06-G	$ 13,880.00					
9999	1291	C-964-08-F						
9999	1291	C-2955-05-F						
9999	1291	C-820-08-D						
9999	1291	C-1744-06-E						
9999	1291	C-1744-06-E						
9999	1291	C-1744-06-E						
9999	1291	C-618-08-D						
330	1100	TITLE	$ 17,015.00					
295	1100	TITLE	$ 20,125.32					

C/C APRV DATE

AI-11772 **18.A.**

Interdept transfer from Countywide Contingency to Comptuer Dept. (1100)

CC REGULAR

Date: 10/21/2008
Submitted By: Ivan Cantu, BUDGET & MANAGEMENT
Submitted For: Valde Guerra
Department: BUDGET & MANAGEMENT
Agenda Area: Budget and Management

Information

CAPTION

Computer Department:
Approval of 2008 interdepartmental transfer from Countywide Administration - Contingency to Computer Dept (1100) in the amount of $10,300.00.

BACKGROUND

Please refer to Purchasing agenda item #11609. To fund a portion of the Calence quote for battery backup equipment, object code 748 "Other Equipment".

Total quote amount from Calence is $40,106.80.

Object code breakdown 745 --> $29,817.40; 748 --> $10,289.40.

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-415-00-XXX-002-0-XXX
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

8-1100-415-00-115-002-0-899 --> 8-1100-415-00-200-002-0-748 $10,300.00; funds available as of 10-16-08.

Attachments

Link: Computer Dept interdept transfer (1100)

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Ivan Cantu (Originator)	Ivan Cantu	10/16/2008 11:34 AM	APRV
2	Budget & Management	Veronica Lopez	10/16/2008 01:35 PM	APRV
3	Veronica Lopez	Veronica Lopez	10/16/2008 03:00 PM	APRV
4	Auditor's Office	Linda Fong	10/17/2008 11:11 AM	APRV
5	Purchasing Department	Marty Salazar	10/17/2008 02:45 PM	APRV
6	Court Administrator	Monica Badillo	10/17/2008 03:05 PM	APRV

Form Started By: Ivan Cantu

Started On: 10/16/2008 10:21 AM

Final Approval Date: 10/17/2008

DATE: October 16, 2008

DEPARTMENT HEAD: Valde Guerra

2008
Transfer

DEPARTMENT NAME: Dept of Budget & Mgmt for Computer Dept.

ACCOUNT NUMBER: 8-1100-4XX-00-1XX-0XX-0-XXX

CONTACT PERSON: Ivan Cantu **PHONE:** (956) 292-7025 Ext. 5425

SUBJECT: **Interdepartmental Transfer/s in Accordance with Local Government Code Chapter 111, Subchapter C.**

Honorable Commissioners' Court of Hidalgo County:

I would like to request the following Interdepartmental transfer/s (transfer in/out) (increase/decrease) in accordance with Local Government Code, Chapter 111, Subchapter C.

INCREASE / DECREASE ACCOUNT NUMBER	ACCOUNT (OBJECT) NAME		AMOUNT
FROM			
8-1100-415-00-115-002-0- 899	CO. WIDE ADM.-	CONTINGENCY	(10,300.00)
TO			
8-1100-415-00-200-002-0- 748	COMPUTER DEPT-	OTHER EQUIPMENT	10,300.00
TOTAL BUDGET INCREASE (DECREASE)			0.00

REASON: To fund a portion of the battery backup equipment for countywide use. Refer to AI 11609 under Purchasing Dept. Total quote amount from Calence is $40,106.80. Object Code 745 $29,817.40, object code 748 $10,289.40.

SIGNATURE

COMMISSIONERS COURT

/ /
DATE

ATTEST, COUNTY CLERK

AI-11789 **18.B.**

JP Pct#4 Pl 2 Appropriation of funds FY08 Truancy Grant - OJJDP Earmarks

CC REGULAR

Date: 10/21/2008
Submitted By: Manuel Chapa, BUDGET & MANAGEMENT
Department: BUDGET & MANAGEMENT
Agenda Area: Budget and Management

Information

CAPTION

JP Pct# 4 Pl 2
1.- Approval of 2008 appropriation of funds for the OJJDP FY 08 Earmarks Programs - Truancy Program Grant with the U.S. Department of Justice - Office of Juvenile Justice and Delinquency Prevention (OJJDP) in the amount of $491,892.00.

2.- Approval of salary schedules.

BACKGROUND

OJJDP FY 08 Earmarks Programs
GMS Award 2008 -JL-FX-0556

Proposed Project August 1, 2008 to July 31, 2010.
The grant budget includes expenses relating to: salaries/fringe benefits, equipment, supplies, computers, training etc. No local monies will be required.
AI#9622 CC 6/10/08 to apply
AI#11245 CC to accept award

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1282-412-00-068-002-0-XXX
FUNDS AVAILABLE Y/N?: **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

Approval of 2008 appropriation of funds for the OJJDP FY 08 Earmarks Programs - Truancy Program Grant with the U.S. Department of Justice - Office of Juvenile Justice and Delinquency Prevention (OJJDP) in the amount of $491,892.00.

Attachments

Link: job descriptions
Link: LOT
Link: budget backup
Link: Award Notice
Link: e-mail
Link: Appropriation of funds

Link: salary schedule

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 07:47 AM	APRV
2	Dale Kennan	Dale Kennan	10/17/2008 11:55 AM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW

Form Started By: Manuel Chapa Started On: 10/16/2008 06:49 PM

Final Approval Date: 10/17/2008

HIDALGO COUNTY

Department of Budget & Management

Truancy Program Grant

Job Descriptions:

Truancy Case Manager-Supervisor(1)
Truancy Case Manager (2)
Truancy Case Clerk (2)

Job Description: Truancy Case Manager-Supervisor

Job Code: Truancy Case Manager-Supervisor **Salary**
Civil Service Status **FLSA Status**
EEO Category:

Section 1-Job Description

Summary: The overall purpose and general responsibilities of the job.

Must be able to oversee subordinates and provide directives on a daily basis. Provides moderately complex case management work. Work involves developing and maintaining long term contact with offenders, offenders' families, and service providers for medical, social, educational, and related ser vices needs. Analyzes United States Code to become familiar with laws relating to specific complaints of constituents. Researches procedures and systems of governmental agencies and contacts representatives of federal agencies to obtain information on policies. Determines actions to facilitate resolution of constituent problems.

ESSENTIAL FUNCTIONS: The fundamental duties and tasks which define the job.

- Must be able to delegate jobs and responsibilities to subordinates.
- Interviews offenders to gather information and assess service needs: develops and implements service plans to meet the offender needs: and serves as liaison between offenders, offenders' families, and service providers.
- Assist in coordinating committee meetings: identifies problem area, service gaps, and barriers of services for offenders. Maintains records to include offender unit file, offender travel card, and computerized records.
- Provides case management services to include reviewing housing and work assignments, changes impacting medical restrictions, security needs, and custody levels. A document case records, interprets rules, regulation, policies and procedures; and responds to routine enquires.
- Conducts unit orientation for newly assigned offenders regarding facility rules and regulations and available services and programs.

Section II-Job Dimensions

Contacts: Nature of contacts, external relationships and internal relationships

Researches procedure and systems of governmental agencies and contacts representatives of federal agencies to obtain information on policies. Utilizes tact and diplomacy when assisting the Justice Judge. Investigates problems that affect offenders and recommends or implements corrective measures. Compiles and analyzes data to provide appropriate management performance and prepares activity reports.

External Contacts: Constant contact with other government agencies, outside organizations, and the general public. Communication is primarily face to face, via telephone and through written correspondence.

Internal Contacts: Constant contact with co-workers, other County employees, Department Heads and Elected/Appointed Officials.
Responsibity: Accountability, safety, Budgeting and confidentially. Judgment, initiative and decision making, Expert judgment is required to use broad discretion to achieve work goals. Initiative is constantly required to achieve work goals. Conflicting or incomplete date is constantly encountered in decision making. Decisions are made regarding long range goals and priorities, policy development, policy interpretation, project planning, group working scheduling and individual work priorities.

Working Conditions: Working environment and other conditions of employment

- May be required to work more than 40 hours during the workweek.
- Working conditions are primarily inside an office environment with occasional exposure to hostile or violent individuals.

Section III-Job Requirements

Education and Experience: Minimum requirements for formal education and job related experience

Education: Sixty hours an accredited college or university preferred. Major course work in a Behavioral Science, Criminal Justice, or a related field preferred or five years full-time; wage-earning criminal justice experience to include correctional custody, law enforcement, offender case management, or correctional unit operations.

KNOWLEDGE, SKILLS, AND ABILITIES: Utilized in the performance of the Essential Functions

- Knowledge of applicable state and federal laws, rules and regulations, and statutes.
- Knowledge of case management principles, objectives, standards, and needs.
- Knowledge of agency and departmental organization structure, policies, procedures, rules, and regulations preferred.
- Knowledge of community resources preferred. Skills to communicate ideas and instructions clearly and concisely.
- Skills to coordinate with other staff, departments, official agencies, organizations and the public.
- Skills to interpret new rules, regulations, policies, and procedures.
- Skills in problem solving techniques
- Basic fundamental knowledge of computers in a (Windows) environment and local area network environment
- Skills to prepare and maintain complex records and files in an automated system.
- Skills in the electronic transmissions of communications.
- Skills to assess offenders needs
- Skills to coordinate offenders services
- Must be bilingual

PHYSICAL DEMANDS:

- Must be able to lift/carry less than 15 lbs. occasionally
- Must be visually acute, speech, and hearing
- Hand and eye coordination

SPECIAL REQUIREMENTS: Special licenses and other requirements necessary to obtain or return the position.

Job Description: Truancy Case Manager

Job Code: Truancy Case Manager **Salary**
Civil Service Status **FLSA Status**
EEO Category:

Section 1-Job Description

Summary: The overall purpose and general responsibilities of the job.

Provides moderately complex case management work. Work involves developing and maintaining long term contact with offenders, offenders' families, and service providers for medical, social, educational, and related ser vices needs. Analyzes United States Code to become familiar with laws relating to specific complaints of constituents. Researches procedures and systems of governmental agencies and contacts representatives of federal agencies to obtain information on policies. Determines actions to facilitate resolution of constituent problems.

ESSENTIAL FUNCTIONS: The fundamental duties and tasks which define the job.

- Interviews offenders to gather information and assess service needs: develops and implements service plans to meet the offender needs: and serves as liaison between offenders, offenders' families, and service providers.

- Assist in coordinating committee meetings: identifies problem area, service gaps, and barriers of services for offenders. Maintains records to include offender unit file, offender travel card, and computerized records.

- Provides case management services to include reviewing housing and work assignments, changes impacting medical restrictions, security needs, and custody levels. Documents case records, interprets rules, regulation, policies and procedures; and responds to routine enquires.

- Conducts unit orientation for newly assigned offenders regarding facility rules and regulations and available services and programs.

Section II-Job Dimensions

Contacts: Nature of contacts, external relationships and internal relationships

Researches procedure and systems of governmental agencies and contacts representatives of federal agencies to obtain information on policies. Utilizes tact and diplomacy when assisting the Justice Judge. Investigates problems that affect offenders and recommends or implements corrective measures. Compiles and analyzes data to provide appropriate management performance and prepares activity reports.

External Contacts: Constant contact with other government agencies, outside organizations, and the general public. Communication is primarily fact to face, via telephone and through written correspondence.

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Responsibity: Accountability, safety, Budgeting and confidentially. Judgment, initiative and decision making, Expert judgment is required to use broad discretion to achieve work goals. Initiative is constantly required to achieve work goals. Conflicting or incomplete date is constantly encountered in decision making. Decisions are made regarding long range goals and priorities, policy development, policy interpretation, project planning, group working scheduling and individual work priorities.

Working Conditions: Working environment and other conditions of employment

- May be required to work more than 40 hours during the workweek.
- Working conditions are primarily inside an office environment with occasional exposure to hostile or violent individuals.

Section III-Job Requirements

Education and Experience: Minimum requirements for formal education and job related experience

Education: Sixty hours an accredited college or university proffered. Major course work in a Behavioral Science, Criminal Justice, or a related field preferred.

Experience: Two years full-time; wage-earning criminal justice experience to include correctional custody, law enforcement, offender case management, or correctional unit operations.

KNOWLEDGE, SKILLS, AND ABILITIES: Utilized in the performance of the Essential Functions

- Knowledge of applicable state and federal laws, rules and regulations, and statutes.
- Knowledge of case management principles, objectives, standards, and needs.
- Knowledge of agency and departmental organization structure, policies, procedures, rules, and regulations preferred.
- Knowledge of community resources preferred. Skills to communicate ideas and instructions clearly and concisely.
- Skills to coordinate with other staff, departments, official agencies, organizations and the public.
- Skills to interpret new rules, regulations, policies, and procedures.
- Skills in problem solving techniques
- Basic fundamental knowledge of computers in a (Windows) environment and local area network environment
- Skills to prepare and maintain complex records and files in an automated system.
- Skills in the electronic transmissions of communications.
- Skills to assess offenders needs
- Skills to coordinate offenders services
- Bilingual Preferred

Job Description: Truancy Case Manager

PHYSICAL DEMANDS:

- Must be able to lift/carry less than 15 lbs. occasionally
- Must be visually acute, speech, and hearing
- Hand and eye coordination

SPECIAL REQUIREMENTS: Special licenses and other requirements necessary to obtain or return the position.

Job Titles: Truancy Case Clerk
Report to:
Dept/School:

Wage/Hour Status: Non Exempt
Pay Grade:
Date Revised:

Primary Purpose:

The District Truancy Case Clerk will provide assistance to the Truancy Case Manager in filing and maintaining proper documents and reports pertaining to the disposition of truancy cases. He/she is responsible to work with the Truancy Case Manager, Justice of the Peace and court personnel to properly execute all cases presented to court by your school district.

Qualifications:

- TEA certification (optional)
- Must be a high school graduate or have a GED.
- Ability to type 45 words per minute.
- Extensive experience in performing clerical work.
- The ability to handle delegated administrative details.
- The ability to write clear and concise memoranda, directives, or letters without close supervision.
- The ability to meet the public in a pleasant, composed and cordial manner and to speak clearly and effectively Bilingual skills. (English/Spanish)
- Strong Organizational, communication and interpersonal skills.
- Ability to operate personal computer, to develop databases, and do work processing.

Major Responsibilities and Duties:

Act as clerical liaison between the school district and the judicial office of the Justice of the Peace regarding student truancy.
Must be able to handles paperwork regarding truancy cases and disposition of the truancy cases.
Follow up with parents regarding court orders.
Prepares correspondence as directed by the Justice of the Peace and school administration,
Work closely with Truancy/Officers/Liaison, school principals and administrators involved with the student truancy.
Is under the supervision of the Truancy Coordinator and Justice of the Peace.
Answer calls pertaining to truancy.
Assist Principals and secretaries with attendance problems they may have related to Truancy.
Assist in the preparation of folders for filing on truants.
Compile and submit truancy reports as directed.
Will do follow-up on court rulings and disposition as directed by the Justice of the Peace.

Truancy Case Clerk Job Description

Provide truancy officer/Liaison and visiting teachers with information they may need.
Work cooperatively with outside agencies.
Receive visitors, ascertains the purpose of the visit and attends to visitors business.
Maintains effective public relations with the general public.
Keeps informed on local and state laws, rules and regulations.
Reviews incoming and out going correspondence, memoranda, reports and similar material for the purpose of the summarizing and/ or referring to proper persons.
Helps maintain records in an efficient manner.
Assist with attendance in service for principals and secretaries before the beginning of school and on going as needed.
Perform necessary bookkeeping function regarding truancy students.
Assist Truancy Case Manager to maintain records on investigations.
Attend and assists during court as needed.
Perform all duties in a safe manner to avoid injury to one self and/ or to others.
Performs other related duties as assigned.

Duties:
Duties include updating court docket information, posting, sorting and processing court records, data inquiry, updating ticket logs, as well as other related duties as assigned. Duties include performing clerical work requiring application of various work methods and procedures, and familiarity with departmental functions, polices and practices.

Essential duties and responsibilities:

- Make copies;
- File forms and files;
- Fax documents;
- Prepare forms;
- Retrieve forms;
- Post, sort, and process court records;
- Update ticket logs;
- May act as receptionist; answers telephone and provides services to the general Public;
- Conduct limited research of records;
- Regular attendance is a must;
- Ability to work well with others;
- Other duties as assigned;

Equipment Used: Typewriter, Computer, Printer, Copier, Fax Machine, Telephone, Shredder.

Working Conditions:
Mental Demands/physical Demands/ Environmental Factors:

Maintain emotional control under stress; repetitive hand motions; prolonged use of computers and some travel.

Letter of Transmittal

HIDALGO COUNTY
DEPARTMENT OF BUDGET AND MANAGEMENT

Date: 10/16/2008

To: Esther Cortez, Human Resources Director

From: Valde Guerra
Commissioner Court Executive Officer

Attached, please find ___1___ original set (s) of an H.R. related agenda item that requires H.R. **review** and **approval**. Please return original document with corresponding signature of approval.

AI: 11789

C.C. Date: 10/21/2008

Dept: Justice of the Peace – Pct# 4 Pl 2

Note: Personnel adjustment forms must be reviewed and signed by an authorized HR representative and returned to Budget & Management Dept. by 11:00 am on Friday's for inclusion on the following weeks Commissioners' Agenda.

Human Resources Dept:

Received By: _____

Title: _____

Date: _____ **Time:** _____

Truancy Grant
Budget Detail Worksheet
Proposal of a 2 Year Program

A. Personnel:

Position	Computation	Total
Truancy Supervisor	$40,000 X 2 Yrs	$ 80,000.00
Case Manager	$37,000 X 2 Yrs	$ 74,000.00
Case Manager	$37,000 X 2 Yrs	$ 74,000.00
Truancy Clerk	$28,000 X 2 Yrs	$ 56,000.00
Truancy Clerk	$28,000 X 2 Yrs	$ 56,000.00

Personnel - Sub Total $ 340,000.00

B. Fringe Benefits:

Type	Rate	Total (5)
Health Insurance	$4,164 X 5 People X 2 Yrs	$ 41,640.00
Life Insurance	$33 X 5 People X 2 Yrs	$ 330.00
FICA	$340,000 X 7.65%	$ 26,010.00
Retirement	$340,000 X 8.78%	$ 29,852.00
Unemployment Comp.	$340,000 X 0.5%	$ 1,700.00
Workers' Comp.	$340,000 X 0.42%	$ 1,428.00

Fringe Benefits - Sub Total $ 100,960.00

Total Personnel & Fringes $ 440,960.00

C. Travel:

Purpose of Travel	Travel Use	
Staff Training (2) - to Washington DC - Airfare	Airfare per person $550 X 2 People X 2 Trips	$ 2,200.00
Staff Training (2) - to Washington DC - Meals	Meals per person $64 X 2 People X 4 Days X 2 Trips	$ 1,024.00
Staff Training (2) - to Washington DC - Lodging	Lodging per person $300 X 2 People X 4 Days X Trips	$ 4,800.00
Other Travel - In County	In-County Travel to various schools 25 miles per week X 58.5 ¢ IRS Rate X 104 Weeks	$ 1,521.00
Other Travel - Other Out of County	Other Out of County Conference $455 X 1	$ 455.00

Travel - Sub Total $ 10,000.00

D. Supplies:

Type	Description	
Office Supplies	Estimated monthly expense $167 X 24 months	$ 4,008.00
Paper Supplies	Estimated monthly expense $125 X 24 months	$ 3,000.00
Expendable Minor Equipment - Credenza (Less than $5,000/Unit)	Estimated: Credenza $650 X 3	$ 1,950.00
Expendable Minor Equipment - Desk (Less than $5,000/Unit)	Estimated: Desk $700 X 5	$ 3,500.00
Expendable Minor Equipment - Task Chair Seat (Less than $5,000/Unit)	Estimated: Chair Seat $180 X 5	$ 900.00
Expendable Minor Equipment - File Cabinet (Less than $5,000/Unit)	Estimated: File Cabinet $365 X 10	$ 3,650.00
Expendable Technology Equipment - Laptop (Less than $5,000/Unit)	Estimated: Laptop $1,500 X 3 Laptops	$ 4,500.00
Expendable Technology Equipment - Computer (Less than $5,000/Unit)	Estimated: Computer $1,250 X 5 Computers	$ 6,250.00
Expendable Technology Equipment - Printer - Laser (Less than $5,000/Unit)	Estimated: Central Laser Printer $3,254 X 1 printer	$ 3,254.00
Expendable Technology Equipment - Printer - Portable (Less than $5,000/Unit)	Estimated: Portable Printer $500 X 2 printers	$ 1,000.00
Bottled Water	Estimated monthly expense $17.50 X 24 months	$ 420.00

Supplies - Sub Total $ 32,432.00

E. Contracts:

Type	Description	
Copier Rental	Estimated monthly expense $114.10 X 24 months	$ 2,740.00
Internet Wireless	Wireless Cards & Service - 3 Laptops Estimated monthly fee $80 X 3 Laptops X 24 months	$ 5,760.00

Contracts - Sub Total $ 8,500.00

2 Yr Total $ 491,892.00

* Grant Required

$ 491,892.00

Budget Summary

Budget Category		Amount
A. Personnel:	$	340,000.00
B. Fringe Benefits:	$	100,960.00
C. Travel:	$	10,000.00
D. Supplies:	$	32,432.00
E. Contracts:	$	8,500.00
Total Project Costs	$	491,892.00
Federal Request	$	491,892.00

U.S. Department of Justice

Office of Justice Programs

Office of Juvenile Justice and Delinquency Prevention

Washington, D.C. 20531

May 29, 2008

Dear **Judge Salinas:**

As identified in the Conference Report accompanying the Consolidated Appropriations Act, 2008 P.L. 110-161 the Office of Juvenile Justice and Delinquency Prevention (OJJDP) is inviting **"Hidalgo County, TX, Truancy Program"** to submit an application for funding. The original award amount of $517,000 is reduced by Management and Administration (M&A) for the Office of Justice Programs (OJP) for a final award amount of **$491,892.** Please use this final award amount in your application.

OJJDP requires that applications for funding be submitted through the Internet using the Office of Justice Programs online Grants Management System (GMS). The attached Application Solicitation contains instructions for submitting your application through GMS, including details about the required content and format of the application. **Your application should be submitted under "OJJDP FY08 Earmarks Programs."** You should plan on a start date for your earmark funded project of August 1, 2008, or later. This is to allow time for OJJDP to review and approve your budget and project plans, and to work with you on any changes that are necessary.

There are two important steps when submitting an online application through GMS:

- Start your application under "OJJDP FY08 Earmarks Programs" in GMS immediately.
- Submit your application attachments in GMS by **June 19, 2008.**

Again, the enclosed Application Solicitation provides instructions for using GMS. OJJDP's GMS Specialist Al Roddy can assist you with the GMS process: 202-616-4506. Also, a GMS toll-free hotline (1-888-549-9901) is available as well for applicants requiring technical assistance.

Please note that applicants receiving grant funds of at least $45,000 must include in the budget funds to support up to 2 staff to travel to Washington, DC for a 3 day grantee training meeting to be held in Fall 2008. Applicants should budget $1,500 per person (i.e. airfare per person ($500), meals and incidentals ($50 x 4 days) and days lodging per day ($200 x 4 days) to attend the training and record this as part of the Travel line item in the budget. This meeting will provide grantees training on programmatic and financial reporting; reporting performance measures under the Data Collection and Technical Assistance Tool (DCTAT); and using the Grants Management System (GMS). In addition, grantees will receive information on OJJDP's Socioeconomic Mapping Resource Topography (SMART) system; the Helping America's Youth (HAY) Strategies and Tools for Communities to Help Youth; and OJJDP's Model Programs Guide.

I hope that this information is helpful in preparing your application for funding. If you have any questions or need further information, please telephone **Mark Morgan at 202-353-9243.**

Sincerely,
Jeff Slowikowski
Associate Administrator, Demonstration Programs Division

-----Original Message-----
From: Morgan, Mark [mailto:Mark.Morgan@usdoj.gov]
Sent: Wednesday, October 15, 2008 2:25 PM
To: Manuel Chapa
Subject: RE: Award 2008-JL-FX-0556 Truancy

Hello Manuel,

The Financial Analyst has reviewed and approved your budget. A grant adjustment notice (GAN) must be generated to release your program's funds. The contact persons listed in GMS will receive e-mail notice once
the funds are released. If you have any questions, please contact me. Thanks, your cooperation is appreciated.

Mark Morgan
Program Manager
DPD/OJJDP/OJP/DOJ
810 Seventh Street, NW
Washington, DC 20531
Telephone: 202-353-9243
Fax: 202-354-4278
E-mail: Mark.Morgan@usdoj.gov
http://ojjdp.ncjrs.org/

DATE: October 21, 2008

DEPARTMENT HEAD: Valde Guerra - Commissioners' Court Executive Officer **AI#11789**

DEPARTMENT NAME: Budget and Management for JP Pct#4 Pl 2

ACCOUNT NUMBER: 8-1282-412-00-068-002-0-XXX

SUBJECT: Budget Amendments (Increases) in Accordance with Local Government Code, Chapter 111, Subchapter C

Honorable Commissioners' Court of Hidalgo County:

I would like to request the following amendments (increases) to my department budget in accordance with Local Government Code, Chapter 111, Subchapter C.

INCREASE ACCOUNT NUMBER(S)	ACCOUNT (OBJECT) NAME	AMOUNT
8-1282-412-00-068-002-0-113	Salaries - F/T Employees	340,000.00
8-1282-412-00-068-002-0-211	Health Insurance	41,640.00
8-1282-412-00-068-002-0-212	Life Insurance	330.00
8-1282-412-00-068-002-0-220	FICA	26,010.00
8-1282-412-00-068-002-0-230	Retirement	29,852.00
8-1282-412-00-068-002-0-250	Unemployment Compensation	1,700.00
8-1282-412-00-068-002-0-260	Worker's Compensation	1,428.00
8-1282-412-00-068-002-0-442	Copier Rental	2,740.00
8-1282-412-00-068-002-0-534	Internet Services	5,760.00
8-1282-412-00-068-002-0-581	In-County employee travel	1,521.00
8-1282-412-00-068-002-0-583	Out-of-County employee travel	8,479.00
8-1282-412-00-068-002-0-601	Office Supplies	4,008.00
8-1282-412-00-068-002-0-602	Paper Supplies	3,000.00
8-1282-412-00-068-002-0-631	Bottled Water	420.00
8-1282-412-00-068-002-0-665	Minor Computer Equipment	1,000.00
8-1282-412-00-068-002-0-666	Minor Office Furniture	10,000.00
8-1282-412-00-068-002-0-745	Computer Equipment	14,004.00
8-1282-331-10-068-002-0-000	Truancy Grant Revenue	491,892.00
	TOTAL BUDGET INCREASE (DECREASE)	$ 491,892.00

REASON: Budget Amendment to appropriate funds for the Office of Juvenile Justice and Delinquency Prevention (OJJDP) - Hidalgo County Truancy Grant contract, fiscal year 2008 (August. 1, 2008 - July 31, 2010). This is the proposed budget for two years to fund five positions, fringe benefits, Travel, Supplies/Equipment, and Copier Rental. (see Budget Detail Worksheet for more detail).

DEPARTMENT HEAD SIGNATURE

APPROVED COMMISSIONERS' COURT

/ /
DATE

ATTEST COUNTY CLERK

HIDALGO COUNTY
COMMISSIONER COURT
2008 SALARY SCHEDULE

1282-412-00-068-002-0
Justice of the Peace Precinct# 4 Place 2 Truancy Grant

AI- 11789

Slot #	Obj Code	POSITION TITLE	2007 BUDGETED SALARY	2008 ADJUSTED SALARY	2008 BASE SALARY	% Inc.	AMOUNT INCREASE	OTHER INCREASE	2008 BUDGETED SALARY	2008 ACTUAL SALARY	Other Allowances					2008 ACTUAL TOTAL
											Longevity 115	Interpet. 116	Supplem. 117	Auto A. 118	Clothing 119	
0001	113	Truancy Supervisor	$0.00	$0.00	$40,000.00		$0.00	$0.00	$40,000.00	$40,000.00						$40,000.00
0002	113	Case Manager	$0.00	$0.00	$37,000.00		$0.00	$0.00	$37,000.00	$37,000.00						$37,000.00
0003	113	Case Manager	$0.00	$0.00	$37,000.00		$0.00	$0.00	$37,000.00	$37,000.00						$37,000.00
0004	113	Truancy Clerk	$0.00	$0.00	$28,000.00		$0.00	$0.00	$28,000.00	$28,000.00						$28,000.00
0005	113	Truancy Clerk	$0.00	$0.00	$28,000.00		$0.00	$0.00	$28,000.00	$28,000.00						$28,000.00
		TOTAL	$0.00	$0.00	$170,000.00		$0.00	$0.00	$170,000.00	$170,000.00	$0.00	$0.00	$0.00	$0.00	$0.00	$170,000.00

AI-11692 **18.C.**

2008 Interfund for various Precinct 2 Depts. (1200 & 1202)
CC REGULAR

Date: 10/21/2008
Submitted By: Dale Kennan, BUDGET & MANAGEMENT
Submitted For: Precinct 2 (1200 & 1202)
Department: BUDGET & MANAGEMENT
Agenda Area: Budget and Management

Information

CAPTION

Approval of 2008 interfund transfer from County Wide Shop (1200) to Precinct 2 - Road Administration (1202) and Precinct 2 - Paved/Unpaved Roads (1202) in the amounts of $6,803.22 and $6,180.89 (respectively) to properly fund the Security Camera project for the precinct.

BACKGROUND

Fiscal Impact

FISCAL YEAR: **ACCT. #:** Various
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

From 8-1200-431-00-122-004-0-748 to 8-1202-431-00-122-005-0-748 & 8-1202-431-00-122-006-0-748 in the amounts of $6803.22 & $6180.89 (respectively). Funding available for transfer as of 10-14-08.

Attachments

Link: 2008 Interfund for Pct 2

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/14/2008 01:40 PM	APRV
2	Manuel Chapa	Manuel Chapa	10/14/2008 02:52 PM	APRV
3	Auditor's Office	Linda Fong	10/15/2008 11:54 AM	APRV
4	Purchasing Department	Marty Salazar	10/15/2008 01:59 PM	APRV
5	Court Administrator	Monica Badillo	10/17/2008 10:01 AM	APRV

Form Started By: Dale Kennan Started On: 10/14/2008 09:50 AM

Final Approval Date: 10/17/2008

DATE: October 14, 2008

2008
Transfer

DEPARTMENT HEAD: Valde Guerra

DEPARTMENT NAME: Dept. of Budget & Management for Precinct 2 - County Wide Shop, Road Administration & Paved/Unpaved Roads (1200 & 1202)

ACCOUNT NUMBER: 8-1200-431-00-122-004-0-748
8-1202-431-00-122-005-0-748
8-1202-431-00-122-006-0-748

Contact Person: Dale Kennan **Ph#:** (956) 292-7025 Ext. 5406

SUBJECT: **Interfund transfer(s)** (increase (decrease)) in accordance with Local Government Code, Chapter 111, § 111.070, Item C (2).

Honorable Commissioners' Court of Hidalgo County:

I would like to request the following Interfund transfer(s) (increase (decrease)) in accordance with Local Government Code, Chapter 111, § 111.070, Item C (2).

ACCOUNT NUMBER	ACCOUNT NAME	INCREASE (DECREASE) AMOUNT
8-1200-431-00-122-004-0-748	CO SHOP-OTHER EQUIPMENT	(12,984.11)
8-1200-491-01-000-202-0-891	TRANSFERS OUT-R&B PCT.2	12,984.11
8-1202-391-01-000-200-0-000	TRANSFERS IN-R&B CO WIDE	12,984.11
8-1202-431-00-122-005-0-748	PCT.2 RD ADM-OTHER EQUIPMENT	6,803.22
8-1202-431-00-122-006-0-748	PCT.2 P/U RD-OTHER EQUIPMENT	6,180.89
	TOTAL BUDGET INCREASE (DECREASE) 1200	0.00
	TOTAL BUDGET INCREASE (DECREASE) 1202	12,984.11

REASON: **To transfer funding as needed for Precinct 2 (1202) for the Security Camera Project as specified by Yoli C. in the total amount of $12,984.11.**

DEPARTMENT HEAD SIGNATURE

APPROVED COMMISSIONERS' COURT

DATE / /

ATTEST COUNTY CLERK

AI-11792 **18.D.**

Interdepartmental Transfer to fund Pct. 4 Landfill Closure
CC REGULAR

Date: 10/21/2008
Submitted By: Sergio Cruz, BUDGET & MANAGEMENT
Department: BUDGET & MANAGEMENT
Agenda Area: Budget and Management

Information

CAPTION

Approval of 2008 interdepartmental transfer within C.O., Series 2002 (1332) from I.T. Dept. to Landfill Pct. 4 in the amount of $15,000.00.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1332-415-00-200-007-0-747
FUNDS AVAILABLE Y/N?: Y **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

$31,817.00 available balance as of 10/17/2008
Transfer $15,000.00 to 8-1332-432-00-230-008-0-334

Attachments

Link: Transfer

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 10:13 AM	APRV
2	Rey Salazar	Rey Salazar	10/17/2008 03:07 PM	APRV
3	Auditor's Office	Linda Fong	10/17/2008 03:09 PM	APRV
4	Purchasing Department		10/17/2008 06:10 PM	NEW
Form Started By: Sergio Cruz			Started On: 10/17/2008 09:13 AM	
Final Approval Date: 10/17/2008				

DATE: October 21, 2008

DEPARTMENT HEAD: VALDE GUERRA

DEPARTMENT NAME: DEPT. OF BUDGET AND MANAGEMENT
FOR CERTIFICATES OF OBLIGATION, SERIES 2004

SUBJECT: **Inter-departmental Transfer/s (increase/decrease) in Accordance with Local Government Code Chapter 111, Subchapter C, Section 111.070, Subsection C.**

Honorable Commissioner's Court of Hidalgo County:

I would like to request the following amendments (increases) to my departmental budget in accordance with Local Government Code, Chapter 111 Subchapter C, Section 111.070, Subsection C.

INCREASE/DECREASE ACCOUNT NUMBER	ACCOUNT (OBJECT) NAME	AMOUNT
FROM		
8-1332-415-00-200-007-0- 747	C.O., 2002 - IT DEPT. SOFTWARE	(15,000.00)
TO		
8-1332-432-00-230-008-0- 334	C.O., 202 - LANDFILL PCT. 4 - ENG. & ARCH. SRV	15,000.00
TOTAL BUDGET INCREASE (DECREASE)		**0.00**

REASON: **TO FUND PAYMENT OF INVOICE # 23 ENG 1169 FOR PCT. #4 LANDFILL CLOSURE AND CAP CONSRUCTION, PHASE II C.**

DEPARTMENT HEAD SIGNATURE

APPROVED COMMISSIONERS' COURT

/ /
DATE

ATTEST COUNTY CLERK

AI-11798 **18.E.**

Interdept. Transfer
CC REGULAR

Date: 10/21/2008
Submitted By: Veronica Lopez, BUDGET & MANAGEMENT
Submitted For: Valde Guerra
Department: BUDGET & MANAGEMENT
Agenda Area: Budget and Management

Information

CAPTION

Insurance:
Approval of 2008 interdepartmental transfer from County Wide Administration- Contingency to Insurance- Claims & Judgments (1100) in the amount of $60,000.00.

BACKGROUND

Fiscal Impact

FISCAL YEAR: 2008 **ACCT. #:** 8-1100-41X-00-115-0XX-0-8XX
FUNDS AVAILABLE Y/N?: Yes **MATCHING FUNDS Y/N?:**

BUDGETARY IMPACT:

8-1100-415-00-115-002-0-899 --> 8-1100-419-00-115-025-0-820 in the amount of $60,000.00. Funding available for transfer as of 10-17-08.

Attachments

Link: Interdept. Transfer

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 02:03 PM	APRV
2	Dale Kennan	Dale Kennan	10/17/2008 02:09 PM	APRV
3	Auditor's Office		10/17/2008 06:10 PM	NEW
Form Started By: Veronica Lopez			Started On: 10/17/2008 01:57 PM	
Final Approval Date: 10/17/2008				

DATE: October 17, 2008

DEPARTMENT HEAD: Valde Guerra

DEPARTMENT NAME: Dept. of Budget & Management- Insurance

ACCOUNT NUMBER: 8-1100-41X-00-115-0XX-0-8XX

2008
Transfer
AI-11798

SUBJECT: **Interdepartmental Transfer/s in Accordance with Local Government Code Chapter 111, Subchapter C, Section 111.070, Subsection C.**

Honorable Commissioners' Court of Hidalgo County:

I would like to request the following Interdepartmental transfer/s (increase/decrease) in accordance with Local Government Code, Chapter 111, Subchapter C.

INCREASE / DECREASE ACCOUNT NUMBER	ACCOUNT (OBJECT) NAME	AMOUNT
FROM		
8-1100-415-00-115-002-0- 899	Co Wide Adm- Contingency	(60,000.00)
TO		
8-1100-419-00-115-025-0- 820	Insurance- Claims and Judgements	60,000.00
	TOTAL BUDGET INCREASE (DECREASE)	0.00

REASON: Transfer needed from County Wide Contingency into Insurance- Claims and Judgements to pay a settlement.

Approved by

COMMISSIONERS COURT

____/____/____
DATE

ATTEST, COUNTY CLERK

AI-11803 **19.D.**

Claim of Jessica Ibarra

CC REGULAR

Date: 10/21/2008
Submitted By: Norma Silva, BUDGET & MANAGEMENT
Submitted For: Valde Guerrra
Department: BUDGET & MANAGEMENT
Agenda Area: Closed Session

Information

CAPTION

Claim of Jessica Ibarra

BACKGROUND

Fiscal Impact

Attachments

No file(s) attached.

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 03:42 PM	APRV
2	Auditor's Office		10/17/2008 06:10 PM	NEW
Form Started By: Norma Silva			Started On: 10/17/2008 03:35 PM	
Final Approval Date: 10/17/2008				

AI-11804 **20.D.**

Claim of Jessica Ibarra
CC REGULAR

Date: 10/21/2008
Submitted By: Norma Silva, BUDGET & MANAGEMENT
Submitted For: Valde Guerra
Department: BUDGET & MANAGEMENT
Agenda Area: Open Session

Information

CAPTION

Claim of Jessica Ibarra

BACKGROUND

Fiscal Impact

Attachments

No file(s) attached.

Form Routing/Status

Route Seq	Inbox	Approved By	Date	Status
1	Budget & Management	Veronica Lopez	10/17/2008 03:42 PM	APRV
2	Auditor's Office		10/17/2008 06:10 PM	NEW
Form Started By: Norma Silva			Started On: 10/17/2008 03:36 PM	
Final Approval Date: 10/17/2008				