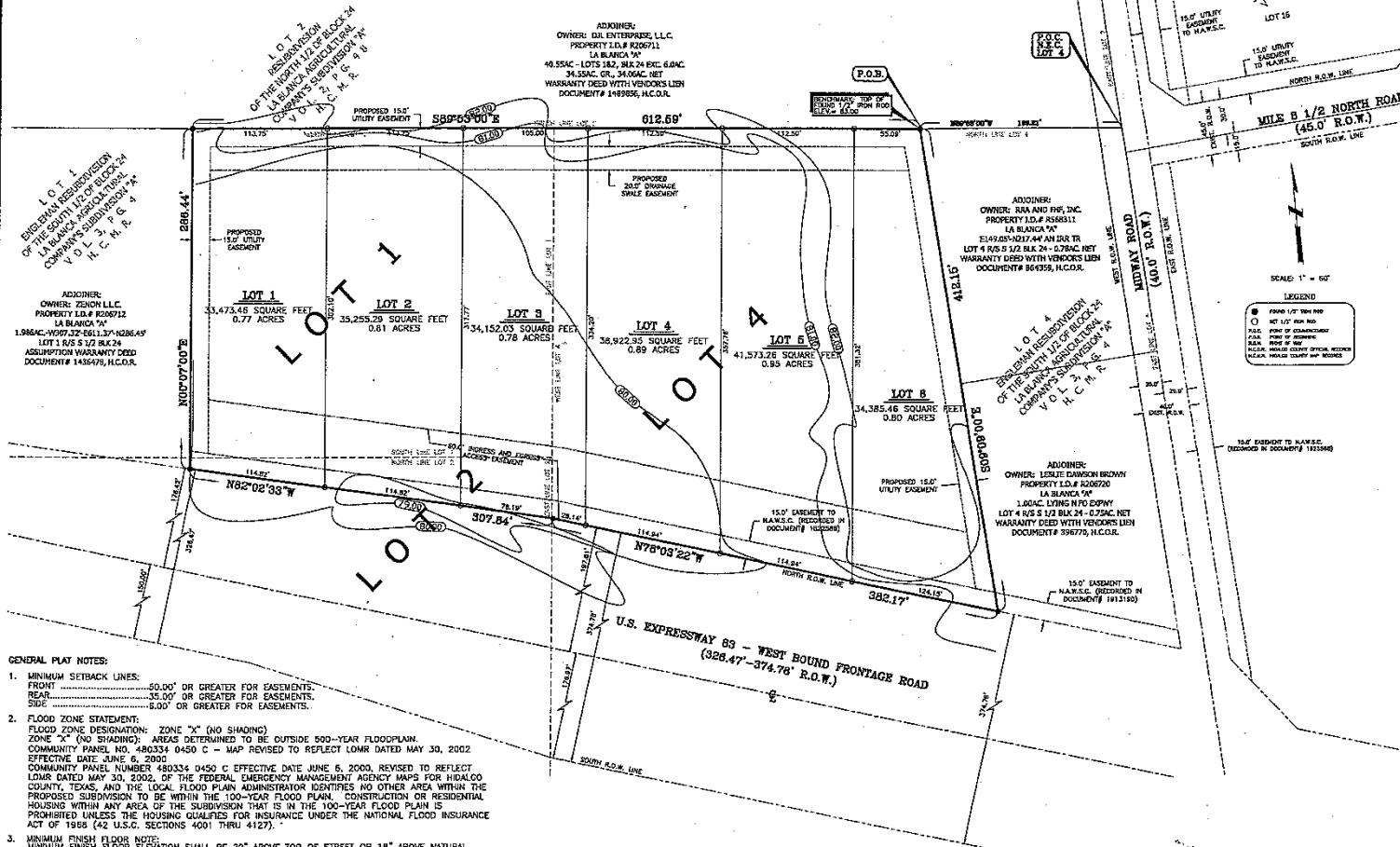


TIERRA BENDITA EXPRESSWAY HEIGHTS

HIDALGO COUNTY, TEXAS.

BEING A 5.0 ACRE TRACT OF LAND, MORE OR LESS, CARVED OUT OF A PORTION OF LOTS 1, 2 AND 4, ENGLEMAN RESUBDIVISION OF THE SOUTH 1/2 OF BLOCK 24, LA BLANCA AGRICULTURAL COMPANY'S SUBDIVISION "A", HIDALGO COUNTY, TEXAS, AS PER THE MAP OR PLAT THEREOF RECORDED IN VOLUME 03, PAGE 04, MAP RECORDS OF HIDALGO COUNTY, TEXAS.

THIS DOCUMENT IS RELEASED FOR THE PURPOSE OF INTERIM REVIEW BY THE COUNTY OF HIDALGO ONLY & BY NO OTHERS UNDER THE AUTHORITY OF DAVID OMAR SALINAS, P.E., TX. REG. NO. 71973 ON AUGUST 17, 2009. IT IS NOT TO BE USED FOR CONSTRUCTION PURPOSES.



- GENERAL PLAT NOTES:**
- MINIMUM SETBACK LINES: FRONT: 30.00' OR GREATER FOR EASEMENTS; REAR: 30.00' OR GREATER FOR EASEMENTS; SIDE: 3.00' OR GREATER FOR EASEMENTS.
 - FLOOD ZONE STATEMENT: FLOOD ZONE DESIGNATION: ZONE "X" (NO SHADING) ZONE "X" (NO SHADING); AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN; COMMUNITY PANEL NO. 480334 0450 C - MAP REVISED TO REFLECT LOMR DATED MAY 30, 2002; EFFECTIVE DATE: JUNE 6, 2000; COMMUNITY PANEL NUMBER 480334 0450 C EFFECTIVE DATE JUNE 6, 2000, REVISED TO REFLECT LOMR DATED MAY 30, 2002; OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS FOR HIDALGO COUNTY, TEXAS, AND THE LOCAL FLOOD PLAN ADMINISTRATOR IDENTIFIES NO OTHER AREA WITHIN THE PROPOSED SUBDIVISION TO BE WITHIN THE 100-YEAR FLOOD PLAN. CONSTRUCTION OR RESIDENTIAL HOUSING WITHIN ANY AREA OF THE SUBDIVISION THAT IS IN THE 100-YEAR FLOOD PLAN IS PROHIBITED UNLESS THE HOUSING QUALIFIES FOR INSURANCE UNDER THE NATIONAL FLOOD INSURANCE ACT OF 1968 (42 U.S.C. SECTIONS 4001 THRU 4127).
 - MINIMUM FINISH FLOOR ELEVATION SHALL BE 20" ABOVE TOP OF STREET OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER. ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE AT THE TIME FOR APPLICATION FOR CONSTRUCTION TO VERIFY THE AND POST CONSTRUCTION FINISH FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
 - DRAINAGE: IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO OBTAIN A TOTAL OF 23.44 CUBIC FEET OR 0.54 ACRES-FEET OF STORM WATER RUNOFF; DRAINAGE DETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: SEE DRAINAGE REPORT ON THIRD SHEET FOR DRAINAGE DETENTION.
 - ALL LOTS SHALL BE FOR COMMERCIAL USE ONLY. THERE SHALL BE NO OTHER USE OTHER THAN COMMERCIAL. ALL LOTS ARE FOR NONRESIDENTIAL USE. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACT FOR DEEDS. APPLICATIONS FOR CONSTRUCTION APPROVED BY THE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHAL ARE REQUIRED PRIOR TO OCCUPANCY OF THE LOT. UNLESS OTHERWISE NOTED ON THIS PLAT, THE LOT IS MONUMENTED BY 1/2 INCH WIDE BY 18 INCH LONG IRON RODS.
 - NO STRUCTURE SHALL BE PERMITTED UNDER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, SHRUBS, TREES, AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
 - THE SEPTIC TANK SYSTEM SHALL BE APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT PRIOR TO OCCUPANCY OF A LOT WITHIN THIS SUBDIVISION.
 - ON-SITE SEWAGE FACILITIES (OSSF) NOTE: SUBDIVISION SHALL USE ON-SITE SEWAGE FACILITIES IN ACCORDANCE WITH THE HIDALGO COUNTY REGULATIONS FOR SEWAGE DISPOSAL. THE SUBDIVIDER IS RESPONSIBLE FOR PROVIDING AN OSSF ON ALL LOTS.
 - AN OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWAGE ONLY. A SEPARATE DESIGN SHALL BE SUBMITTED FOR COMMERCIAL USE AND MULTI-FAMILY USE.
 - EACH LOT ON THIS PLAT COMPLIES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.
 - AN OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED ENGINEERS.
 - SOIL ANALYSES HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH AND SAFETY FOR THIS SUBDIVISION AS SUBMITTED TO THE HIDALGO COUNTY PLANNING DEPARTMENT. THE ENGINEER HAS DETERMINED THE SOIL IS SUITABLE FOR A STANDARD SEPTIC TANK AND ABSORPTIVE DRAIN FIELD SYSTEM.
 - APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING AND INSPECTION PRIOR TO OCCUPANCY OF A LOT.

- KYNDLE BENNETT, THE OWNER & SUBDIVIDER OF TIERRA BENDITA EXPRESSWAY HEIGHTS, RETAINS AN EASEMENT UPON EACH LOT FOR THE PURPOSE OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET 2 OF THIS PLAT.
- EACH PURCHASED CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
- THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
- BENCHMARK NOTE: THE FOLLOWING BENCHMARK IS IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS: S.M. NO. 1 - ELEV. 83.00. DESCRIPTION: BENCHMARK IS A 1/2" IRON ROD FOUND LOCATED ON THE NORTHEAST CORNER OF THIS SUBDIVISION, 189.21 FEET WEST, ALONG THE NORTH LINE OF LOT 4, FROM THE NORTHEAST CORNER OF LOT 4, 1927 NORTH AMERICAN BOULEVARD.
- ALL PUBLIC UTILITY EASEMENTS DESIGNATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.0 FEET AS PER THE HIDALGO COUNTY MODEL SUBDIVISION RULES. BY SIGNING THIS PLAT DEVELOPER AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN COMPLY WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
- DRAINAGE SWALE EASEMENTS NOTE: NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY DRAINAGE SWALE EASEMENT. EACH DRAINAGE SWALE EASEMENT SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION OF THE DRAINAGE SWALE EASEMENT. THE LOT OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SWALE.
- AN OFF-STREET PARKING LOT SITE PLAN & DRAINAGE PLAN APPROVAL BY THE HIDALGO COUNTY PLANNING DEPARTMENT SHALL BE REQUIRED FOR COMMERCIAL, INDUSTRIAL, AND MULTIFAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND DEVELOPMENT PERMIT. NO WATER OR LIGHT CLEARANCES SHALL BE ISSUED UNTIL THE SITE PLAN, DRAINAGE PLAN, AND OSSF PLAN ARE APPROVED AND PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.
- NO INDIVIDUAL LOT ACCESS WILL BE ALLOWED FOR LOTS 1 THROUGH 6. A 24 FOOT DRIVEWAY ENTRANCE SHALL BE CONSTRUCTED TO TxDOT SPECIFICATIONS BY DEVELOPER BETWEEN LOTS 1 AND 2, AND LOTS 5 AND 6 TO PROVIDE INGRESS AND EGRESS TO LOTS 1 THROUGH 6 FROM U.S. EXPRESSWAY 83 (FRONTAGE). TxDOT DRIVEWAY ENTRANCE PERMIT IS REQUIRED PRIOR TO THE CONSTRUCTION OF THE DRIVEWAY AND THE COUNTY ISSUING THE DEVELOPER A BUILDING PERMIT.
- EACH LOT OWNER IS ADVISED THAT THE PAVING (BY EITHER CONCRETE OR ASPHALT) OF THE 15.0 FOOT NORTH ALAMO WSC EASEMENT LOCATED ALONG THE SOUTH 15.0 FEET OF EACH LOT SHOWN HEREIN IS PROHIBITED UNLESS A CASING IS PROVIDED FOR THE EXISTING WATER LINE LOCATED THEREIN IN ACCORDANCE WITH THE RULES AND REGULATIONS OF THE NORTH ALAMO WSC.

RIGHT OF WAY EASEMENT:

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

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

KYNDLE W. BENNETT, IN HIS CAPACITY AS INDEPENDENT ADMINISTRATOR OF THE ESTATE OF KYLE BENNETT, DECEASED, CAUSE NO. 2-33,250, PROBATE COURT OF HIDALGO COUNTY, TEXAS, AND BARRY E. JONES, IN HIS CAPACITY AS SUCCESSOR TRUSTEE OF THE KYLE BENNETT LIVING TRUST, DATED APRIL 20, 1991 AND ANY AMENDMENTS THERETO.

STATE OF TEXAS
COUNTY OF HIDALGO

WE, KYNDLE BENNETT, AS INDEPENDENT ADMINISTRATOR OF THE ESTATE OF KYLE BENNETT, AND BARRY E. JONES, SUCCESSOR TRUSTEE OF THE KYLE BENNETT LIVING TRUST, TO THE LAND SHOWN ON THIS PLAT DESIGNATED AS TIERRA BENDITA EXPRESSWAY HEIGHTS, HIDALGO COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HEREIN, HEREBY DEDICATE TO THE USE OF THE PUBLIC COMMON WEALTH OF TEXAS, ALL STREETS, WATERWAYS, WATER COURSES, ALLEYS, EASEMENTS, AND RIGHTS-OF-WAY HEREBY SHOWN FOR THE PURPOSE OF CONSIDERATION HEREIN EXPRESSED, AND, FURTHER, HEREBY CERTIFY THAT THE REQUIREMENTS OF SECTION 232.032 OF THE TEXAS LOCAL GOVERNMENT CODE, PAGE 440, 2009 EDITION, HAVE BEEN MET AND THAT:

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

KYNDLE W. BENNETT, IN HIS CAPACITY AS INDEPENDENT ADMINISTRATOR OF THE ESTATE OF KYLE BENNETT, DECEASED, CAUSE NO. 2-33,250, PROBATE COURT OF HIDALGO COUNTY, TEXAS, AND BARRY E. JONES, IN HIS CAPACITY AS SUCCESSOR TRUSTEE OF THE KYLE BENNETT LIVING TRUST, DATED APRIL 20, 1991 AND ANY AMENDMENTS THERETO.

DATE: _____ DATE: _____
 KYNDLE W. BENNETT, INDEPENDENT ADMINISTRATOR OF THE ESTATE OF KYLE BENNETT, DECEASED, P.O. BOX 365, LA BLANCA, TEXAS 78658
 BARRY E. JONES, SUCCESSOR TRUSTEE OF THE KYLE BENNETT LIVING TRUST, DATED APRIL 20, 1991 AND ANY AMENDMENTS THERETO, P.O. BOX 365, MERCEDES, TEXAS 78570

STATE OF TEXAS
COUNTY OF HIDALGO

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

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE _____ DAY OF _____, 2009.

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

STATE OF TEXAS
CITY OF DONNA

THE PLAT OF TIERRA BENDITA EXPRESSWAY HEIGHTS HAS BEEN SUBMITTED TO AND CONSIDERED BY THE CITY COUNCIL OF THE CITY OF DONNA, TEXAS, AND IS HEREBY APPROVED. THIS _____ DAY OF _____, 2009.

MAYOR _____ DATE _____
 STATE OF TEXAS
CITY OF DONNA

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

CHAIRPERSON, PLANNING AND ZONING COMMISSION _____ DATE _____
 HIDALGO COUNTY CLERK _____ DATE _____
 UNDER LOCAL GOVERNMENT CODE 232.028 (A)
 WE THE UNDER SIGNED CERTIFY THAT THIS PLAT OF TIERRA BENDITA EXPRESSWAY HEIGHTS, WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY CLERK'S COURT ON _____, 2009.

ATTEST: _____ DATE _____
 HIDALGO COUNTY JUDGE
 HIDALGO COUNTY CLERK
 COUNTY CLERK'S RECORDING CERTIFICATE

_____, COUNTY CLERK OF HIDALGO COUNTY, THAT THE PLAT BEARING THIS CERTIFICATE WAS FILED FOR RECORD AT _____ O'CLOCK _____ M. ON _____, 2009, AND WAS RECORDED IN BOOK _____ SHEET(S) _____ THE PLAT RECORDS OF HIDALGO COUNTY AT _____ O'CLOCK _____ M. ON _____, 2009.

HIDALGO COUNTY CLERK _____ DATE _____
 HIDALGO COUNTY CLERK

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF TIERRA BENDITA EXPRESSWAY HEIGHTS, WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY RIGHT OF WAY DEPARTMENT ON _____, 2009.

HIDALGO COUNTY RIGHT OF WAY DIRECTOR _____ DATE _____
 HIDALGO COUNTY CLERK _____ DATE _____
 I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF TIERRA BENDITA EXPRESSWAY HEIGHTS, WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON _____, 2009.

HIDALGO COUNTY ASSISTANT CHIEF INSPECTOR _____ DATE _____
 STATE OF TEXAS
COUNTY OF HIDALGO

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

STATE OF TEXAS
COUNTY OF HIDALGO

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

DAVID O. SALINAS, P.E. _____ DATE _____
 REG. PROFESSIONAL ENGINEER #71973

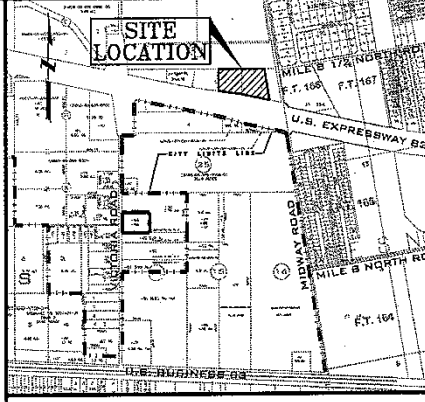
DAVID O. SALINAS, R.P.L.S. _____ DATE _____
 REG. PROFESSIONAL LAND SURVEYOR #5782

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 CERTIFICATION

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE §42.110C. THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

BY: _____ DATE _____
 BARRY E. JONES, SUCCESSOR TRUSTEE OF THE KYLE BENNETT LIVING TRUST, DATED APRIL 20, 1991 AND ANY AMENDMENTS THERETO, P.O. BOX 365, MERCEDES, TEXAS 78570



LOCATION MAP SCALE 1"=1000'

PREPARED BY: SALINAS ENGINEERING & ASSOCIATES
 2221 DAFFODIL AVENUE - MCALLEN, TEXAS 78501
 JOB NUMBER: SE-07-2121
 DATE OF SURVEY: OCTOBER 16, 2007
 DATE PREPARED: JUNE 18, 2009
 PLAT SHEET 1 OF 2

METES AND BOUNDS DESCRIPTION

BEING A 5.0 ACRE TRACT OF LAND, MORE OR LESS, CARVED OUT OF A PORTION OF LOTS 1, 2 AND 4, ENGLEMAN RESUBDIVISION OF THE SOUTH 1/2 OF BLOCK 24, LA BLANCA AGRICULTURAL COMPANY'S SUBDIVISION "A", HIDALGO COUNTY, TEXAS, AS PER THE MAP OR PLAT THEREOF RECORDED IN VOLUME 03, PAGE 04, MAP RECORDS OF HIDALGO COUNTY, TEXAS; SAID 5.0 ACRE TRACT OF LAND IS MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A POINT ON THE NORTHEAST CORNER OF SAID LOT 4 LOCATED IN THE CENTER OF MIDWAY ROAD; THENCE, AS FOLLOWS:

NORTH 89 DEGREES 53 MINUTES WEST, COINCIDENT WITH THE NORTH LINE OF SAID LOT 4, A DISTANCE OF 169.21 FEET TO A 1/2 INCH DIAMETER IRON ROD FOUND ON THE NORTHEAST CORNER AND POINT OF BEGINNING OF THIS HEREIN DESCRIBED TRACT;

(1) THENCE, SOUTH 09 DEGREES 09 MINUTES EAST, A DISTANCE OF 412.15 FEET TO A 1/2 INCH DIAMETER IRON ROD FOUND ON INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF U.S. EXPRESSWAY 83 WESTBOUND FRONTAGE ROAD FOR THE SOUTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT;

(2) THENCE, NORTH 78 DEGREES 03 MINUTES 22 WEST, COINCIDENT WITH THE NORTH RIGHT-OF-WAY LINE OF SAID EXPRESSWAY, A DISTANCE OF 382.17 FEET TO A 1/2 INCH DIAMETER IRON ROD FOUND ON THE POINT OF INTERSECTION WITH THE WEST LINE OF SAID LOT 4 AND THE EAST LINE OF SAID LOT 2 FOR AN INTERIOR CORNER OF THIS HEREIN DESCRIBED TRACT;

(3) THENCE, NORTH 82 DEGREES 02 MINUTES 33 SECONDS WEST, CONTINUING COINCIDENT WITH THE NORTH RIGHT-OF-WAY LINE OF SAID EXPRESSWAY, A DISTANCE OF 307.84 FEET TO A 1/2 INCH DIAMETER IRON ROD FOUND FOR THE SOUTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT;

(4) THENCE, NORTH 00 DEGREES 07 MINUTES EAST, A DISTANCE OF 288.44 FEET TO A 1/2 INCH DIAMETER IRON ROD FOUND ON INTERSECTION WITH THE NORTH LINE OF SAID LOT 1 AND THE NORTH LINE OF THIS HEREIN DESCRIBED TRACT;

(5) THENCE, SOUTH 89 DEGREES 53 MINUTES EAST, COINCIDENT WITH THE NORTH LINE OF SAID LOT 1 AND THE NORTH LINE OF SAID LOT 4, A DISTANCE OF 612.59 FEET TO THE POINT OF BEGINNING, CONTAINING 5.0 ACRES OF LAND, MORE OR LESS.

BEARING SOURCE: RECORDED PLAT OF SAID LA BLANCA AGRICULTURAL COMPANY'S SUBDIVISION "A", HIDALGO COUNTY, TEXAS, N:\SUBDIVISIONS\METES&BOUNDS

THIS PLAT APPROVED BY DONNA IRRIGATION DISTRICT NO. 1 ON THIS _____ DAY OF _____, 2009.

ATTEST: _____ SECRETARY

NOTE: THE IRRIGATION LINE AND VALVES ARE NOT PART OF THE DISTRICT'S FACILITIES AND WILL NOT BE MAINTAINED BY THE DISTRICT.

INDEX SHEET OF TIERRA BENDITA EXPRESSWAY HEIGHTS

SHEET 1

SHEET 2

SEAL OF SALINAS ENGINEERING & ASSOCIATES

SALINAS ENGINEERING & ASSOCIATES
 CONSULTING ENGINEERS & SURVEYORS
 2221 DAFFODIL - MCALLEN, TEXAS 78501
 (956) 682-0081 (956) 686-1489 (FAX)

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

TIERRA BENDITA EXPRESSWAY HEIGHTS, IS LOCATED ON THE NORTH SIDE OF U.S. EXPRESSWAY 83 AND APPROXIMATELY 157.57 FEET WEST FROM THE INTERSECTION WITH MIDWAY ROAD. ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF DONNA (POPULATION 15,846), TIERRA BENDITA EXPRESSWAY HEIGHTS, DOES LIE ADJACENT TO OR CONTIGUOUS WITH THE CITY LIMITS OF DONNA, IT IS WITHIN THE TWO MILE EXTRATERRITORIAL JURISDICTION OF DONNA UNDER LOCAL GOVERNMENT CODE §42.021 AND IS LOCATED WITHIN PRECINCT NO. 1.

PRINCIPAL CONTACTS

NAME	ADDRESS	CITY, STATE, & ZIP CODE	PHONE	FAX
ADMINISTRATOR: KYNDLE W. BENNETT	P.O. BOX 365	LA BLANCA, TEXAS 78658	(956) 464-4431	(956) 464-2597
TRUSTEE: BARRY E. JONES	301 S. TEXAS	MERCEDES, TEXAS 78570	(956) 565-8490	(956) 565-6314
ENGINEER: DAVID O. SALINAS	2221 DAFFODIL	MCALLEN, TEXAS 78501	(956) 682-0081	(956) 686-1489
SURVEYOR: DAVID O. SALINAS	2221 DAFFODIL	MCALLEN, TEXAS 78501	(956) 682-0081	(956) 686-1489

NO.	SHEET	REVISION	DATE	APPROVED

REVISION NOTES

KYNDLE W. BENNETT, INDEPENDENT ADMINISTRATOR OF THE ESTATE OF KYLE BENNETT, DECEASED, P.O. BOX 365, LA BLANCA, TEXAS 78658

BARRY E. JONES, SUCCESSOR TRUSTEE OF THE KYLE BENNETT LIVING TRUST, DATED APRIL 20, 1991 AND ANY AMENDMENTS THERETO, P.O. BOX 365, MERCEDES, TEXAS 78570