




HIDALGO COUNTY RIGHT OF WAY DEPARTMENT

Jose N. Peña
Director

MEMO

TO: Commissioner's Court

FROM: Jaime Salinas, 
Hidalgo County Right of Way Department

TE: October 14, 2010

RE: 10th Street Extension Road Project (Parcel # 17)
Pedro and wife Josefa Cardona

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

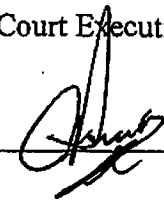
Appraised Value: \$ 8,181.00

Settlement Request: \$ 10,000.00

Difference to Landowner \$ 1,819.00

Commissioners Court Executive Session October 19, 2010

Approved;

 10/19/10

Not Approved; _____

October 14, 2010

Dear Mr. Salinas,

This letter is in the response to the offer made for the property to be acquired for the right of way purposes of the improvements for the 10th Street Extension Project.

I would like to negotiate the offer made of \$8,181.00 for the partial property needed for the improvements to \$10,000.00. Please take this into consideration as this piece of property will be making a big difference in the driveway into my house and the noise level will definitely be increasing.

Thank you,

A handwritten signature in cursive script that reads "Josefa Cardona".

Josefa Cardona

956-287-0722

956-289-8084

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 LICENCE NUMBER.

Chapter 11, Sec. 11.008 Texas Property Code

**10th Street Extension
Parcels: # 17
RIGHT-OF-WAY DEED**

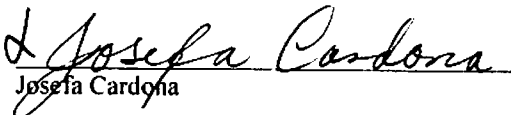
THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF HIDALGO §

That I, Josefa Cardona, of the County of Hidalgo, State of Texas, hereinafter referred to as Grantor, whether one or more, for and in consideration of the sum of Ten Thousand and No/100ths Dollars (\$10,000.00) and other good and valuable consideration to Grantor in hand paid by the County of Hidalgo, receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have this day Sold and by these presents do Grant, Give and Convey unto the County of Hidalgo all that certain tract or parcel of land in Hidalgo County, Texas, more particularly described in Exhibits "A", which is attached hereto and incorporated herein for any and all purposes.

Grantor reserve all of the oil, gas and sulphur in and under the land herein conveyed but waive all rights of ingress and egress to the surface thereof for the purpose of exploring, developing, mining or drilling for same, however, nothing in this reservation shall affect the title and rights of the County to take and use all other minerals and materials thereon, therein and thereunder.

TO HAVE AND TO HOLD the premises herein described and herein conveyed together with all and singular the rights and appurtenances thereto in any wise belonging unto the County of Hidalgo and its assigns forever; and Grantors do hereby bind themselves, their heirs, executors, administrators, successors and assigns to Warrant and Forever Defend all and singular the said premises herein conveyed unto the County of Hidalgo and its assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof.

IN WITNESS WHEREOF, this instrument is executed on this the 23rd day of November 2010.

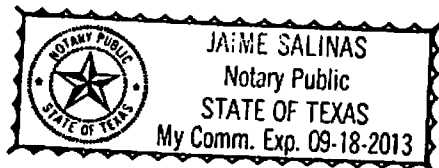

Josefa Cardona

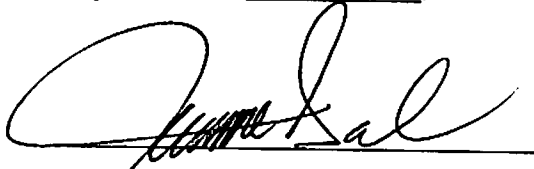
ACKNOWLEDGMENT

THE STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, the undersigned, a Notary Public, on this day personally appeared Josefa Cardona, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purpose and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this 23rd day of November, 2010.




Notary Public, State of Texas

COUNTY: HIDALGO

HIGHWAY: 10TH STREET EXTENSION

PROJECT LIMITS: FM 107 TO MONTE CRISTO ROAD (FM 1925)

GRANTORS: PEDRO CARDONA and wife JOSEFA CARDONA

FIELD NOTES FOR PARCEL - 17

Being a 0.26 (11,417 square feet) acre tract of land, more or less, out of a 14.46-acre tract of land out of Lot 14, Section 238, Texas-Mexican Railway Company's Survey, Hidalgo County, Texas, as recorded in Volume 1, Page 12, Map Records, Hidalgo County, Texas. Said 14.46-acre tract of land is vested to Pedro Cardona and wife Josefa Cardona by virtue of a Warranty Deed dated January 13, 1992, as recorded in Volume 3192, Page 722, Official Records, Hidalgo County, Texas. Said 0.26 (11,417 square feet) acre tract of land being more particularly described by metes and bounds as follows;

COMMENCING at the Northeast corner of Lot 14, Section 238, Texas-Mexican Railway Company's Survey, Hidalgo County, Texas, as recorded in Volume 1, Page 12, Map Records, Hidalgo County, Texas, THENCE, S 09° 05' 00" W, a distance of 866.00 to a point on the East line of Lot 14, THENCE, N 80° 55' 00" W, a distance of 100.00 feet to the Northeast corner and the POINT OF BEGINNING of said tract herein described; with grid coordinates of X=1,079,581.43 and Y=16,640,572.84. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

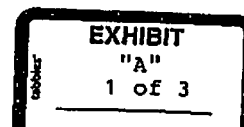
THENCE, S 09° 05' 00" W, parallel to the East line of Lot 14, for a distance of 516.33 feet to a point on the South line of Lot 14, for the Southeast corner of said tract herein described;

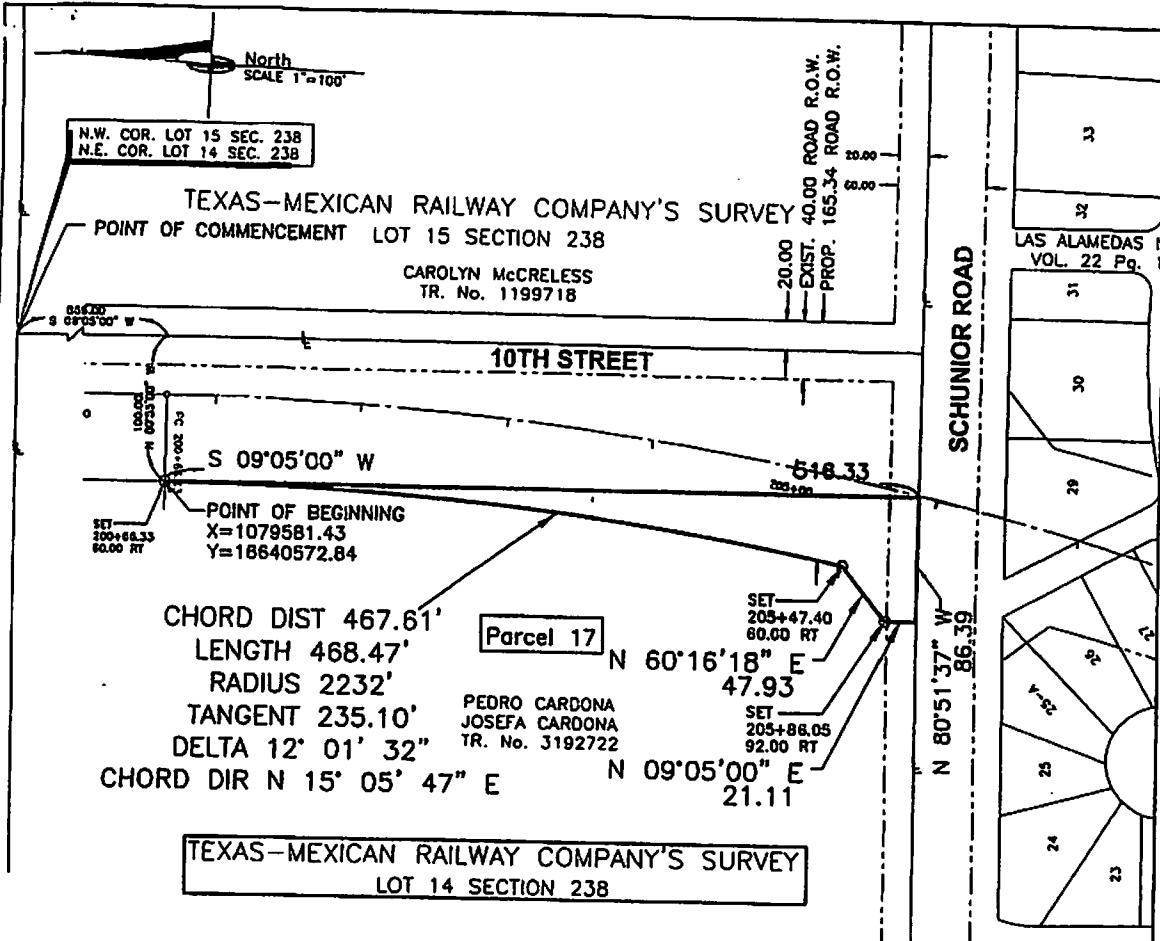
THENCE, N 80° 51' 37" W, along the South line of Lot 14, for a distance of 86.39 feet to a point on the South line of Lot 14, for the Southwest corner of said tract herein described;

THENCE, N 09° 05' 00" E, parallel to the East line of Lot 14, for a distance of 21.11 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 60° 16' 18" E, for a distance of 47.93 feet to a No. 4 rebar with an orange plastic cap marked "TEDSI" set for an internal corner of said tract herein described;

THENCE, In a Northeasterly direction with the proposed West Right-of-Way of said 10th Street and with the line of said curve to the left with an arc angle of 12° 01' 32", a radius of 2,232.00 feet, a tangent of 235.10 feet, a curve length of 468.47 feet, a chord that bears N 15° 05' 47" E and a chord length of 467.61 feet to the POINT OF BEGINNING and containing 0.26 (11,417 square feet) acres of land, of which 0.04 of an acre lies in the existing 10th Street Right-of-Way and leaving a PROPOSED NET TAKING of 0.22 of an acre of land, more or less.





CHORD DIST 467.61'
 LENGTH 468.47'
 RADIUS 2232'
 TANGENT 235.10'
 DELTA 12° 01' 32"
 CHORD DIR N 15° 05' 47" E

Parcel 17

PEDRO CARDONA
 JOSEFA CARDONA
 TR. No. 3192722

TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY
 LOT 14 SECTION 238

SURVEY PLAT OF
 PARCEL 17
 BEING A 0.26-ACRE TRACT OF LAND
 OUT OF LOT 14, SECTION 238,
 TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY,
 HIDALGO COUNTY, TEXAS,
 VOL. 1, PG. 12, 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 some 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.

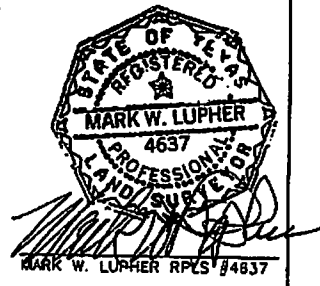
This survey substantially conforms to the Minimum Standards of Practice as approved by the Texas Board of Professional Land Surveyors.

Parcel 17

Total Acreage: 14.46 ac.
 To be Acquired: 0.26 ac.
 Exist. Road R.O.W.: 0.04 ac.
 Proposed Net Taking: 0.22 ac.
 Remainder Left: 14.20 ac.
 Document:

OWNER: Pedro Cardona and wife Josefa Cardona by virtue of a Warranty Deed dated January 13, 1992, as recorded in Volume 3192, Page 722, Official Records, Hidalgo County, Texas.

DESCRIPTION: Being a 0.26 acre tract of land, more or less, out of Lot 14, Section 238, Texas Mexican Railway Company's Survey, Hidalgo County, Texas, according to the map thereof recorded in Volume 1, Page 12, Map Records, Hidalgo County, Texas.



MARK W. LUPHER RPES #4637

DATE: 12.28.05