

MANUELA GURROZ
DOC. # 1195497, H.C.O.R.

EXIST. 40.00' E.O.W.

LEGEND:
● FOUND 1/2" IRON ROD
○ SET 1/2" IRON ROD

STATE OF TEXAS
COUNTY OF HIDALGO

OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION:

I, RAFAEL ROMEO REYES, AS OWNER OF LOT 1, THE 4.50 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED LAS REYES FAMILY SUBDIVISION, HEREBY SUBMIT THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATED TO PUBLIC USE THE STREET(S), PARK, AND EASEMENT(S) SHOWN HEREIN.

I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE 232.032 AND THAT:

(A) THE WATER QUALITY AND CONNECTIONS TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS.

(B) SANITARY SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET, OR WILL MEET, THE MINIMUM REQUIREMENTS OF THE STATE STANDARDS.

(C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOTS MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS; AND

(D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS, MEET OR WILL MEET, THE MINIMUM STATE STANDARDS. I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

BY: RAFAEL ROMEO REYES (LOT 1) DATE
ADDRESS: 1002 E. SAMANO, EDINBURG, COUNTY OF HIDALGO, TEXAS 78539

STATE OF TEXAS
COUNTY OF HIDALGO

I, (SURVEYOR), REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE FROM AN ACTUAL SURVEY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREIN, AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES IN PLACE, EXCEPT AS SHOWN ON THE ACCOMPANYING PLAT, AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF EDINBURG, TEXAS.

DATED THIS DAY OF _____ 20__

REGISTERED PROFESSIONAL SURVEYOR
JOSE MARIO GONZALEZ, P.L.S. - R.O. DELTA SURVEYING
8207 MATED ESCOBAR MONTE ALTO, TEXAS 78539
TEL: 956-380-5104 FAX: 956-380-5156
NO. 0571 STATE OF TEXAS

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THE PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

I CERTIFY THAT THE WATER AND SEWER SERVICE FACILITIES FOR LOTS INTENDED FOR RESIDENTIAL PURPOSES DESCRIBED ABOVE ARE IN COMPLIANCE WITH THE MODEL RULES ADOPTED UNDER SECTION 16.343, WATER CODE, THE ESTIMATED COST TO INSTALL UNCONSTRUCTED WATER AND SEWER FACILITIES DESCRIBED ABOVE ARE AS FOLLOWS:

WATER FACILITIES: ONE (1) 3/4" DIAMETER SINGLE SERVICE LINE WITH ITS ADJACENT CONNECTION HAS BEEN INSTALLED TO PROVIDE POTABLE WATER TO THIS SINGLE. THE SUBDIVIDER HAS PAID S.W.S.C. A TOTAL OF \$457.00 FOR THE AFORESAID WATER SERVICE, WHICH COVERS THE COST, AS STATED IN THE 30-YEAR WATER SERVICE AGREEMENT, FOR THE WATER METER, RIGHTS ACQUISITION FEES, AND ALL MEMBERSHIP OR OTHER FEES ASSOCIATED WITH CONNECTING THE LOT TO THIS SUBDIVISION TO S.W.S.C.

SEWER FACILITIES: (SEWER SERVICE CONNECTION/INSTALLATION OF SEPTIC SYSTEMS) ARE ESTIMATED TO COST \$1,500.00 PER LOT (ALL INCLUDES) FOR A TOTAL OF \$1,500.00 FOR THE SUBDIVISION. THE SUBDIVIDER HAS PAID A TOTAL OF \$1,500.00 TO HIDALGO COUNTY TO COVER THE COST OF (SEWER SERVICE CONNECTION/INSTALLATION OF SEPTIC SYSTEMS).

DATED THIS THE DAY OF _____ 20__

LICENSED PROFESSIONAL ENGINEER
CARLOS GARZA, PE - AEC ENGINEERING, L.L.C.
P.O. BOX 480, EDINBURG, TEXAS 78540
TEL: 956-380-8558 FAX: 956-380-8110
NO. 62802 STATE OF TEXAS

PRINCIPAL CONTACTS
OWNER: RAFAEL ROMEO REYES
ENGINEER: CARLOS GARZA
SURVEYOR: JOSE MARIO GONZALEZ

ADDRESS
1002 E. SAMANO, EDINBURG, TX 78539
P.O. BOX 480 EDINBURG, TX 78540
8207 MATED ESCOBAR MONTE ALTO, TX 78538

TELEPHONE #
956-789-3742
956-380-8558
956-380-5154

FAX #
956-380-8110
956-380-8558
956-380-5156

STATE OF TEXAS
COUNTY OF HIDALGO

ADMINISTRATOR/DIRECTOR OF PLANNING AND ZONING DEPARTMENT OF THE CITY OF EDINBURG, TEXAS DO HEREBY CERTIFY THIS MINOR SUBDIVISION PLAT KNOWN AS "REYES FAMILY SUBDIVISION" CONFORMS TO ALL SUBDIVISION REQUIREMENTS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED AND HAS BEEN APPROVED FOR RECORDING ON THIS THE DAY OF _____ 20__ WITH THE COUNTY CLERK OF HIDALGO COUNTY, TEXAS

ADMINISTRATOR/PLANNING AND ZONING DEPARTMENT DIRECTOR

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED RAFAEL ROMEO REYES KNOWN TO ME BY THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR PURPOSES AND CONSIDERATIONS THEREIN STATED, GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE DAY OF _____ 20__

NOTARY PUBLIC
MY COMMISSION EXPIRES _____

MANUELA M. GARZA
Notary Public
My Commission Expires 08/20/2011

HIDALGO COUNTY CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF REYES FAMILY SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON _____ 20__

HIDALGO COUNTY ASSISTANT CHIEF INSPECTOR DATE _____

DISTRICT MANAGER DATE _____

HIDALGO COUNTY CERTIFICATE OF PLAT APPROVAL UNDER LOCAL GOVERNMENT CODE 5 232.026(c)

WE, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF REYES FAMILY SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____ 20__

HIDALGO COUNTY JUDGE DATE _____

HIDALGO COUNTY CLERK DATE _____

HIDALGO COUNTY CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF REYES FAMILY SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY RIGHT OF WAY DEPARTMENT ON _____ 20__

HIDALGO COUNTY RIGHT OF WAY DIRECTOR DATE _____

THIS PLAN IS HEREBY APPROVED BY THE SANTA CRUZ IRRIGATION DISTRICT SUBJECT TO THE CONDITION THAT IF IRRIGATION FROM SAID DISTRICT IS DESIRED TO THE INDIVIDUAL LOTS IN SAID SUBDIVISION, PROVISION SHALL BE MADE FOR APPROPRIATE EASEMENT FOR THE INSTALLATION OF NECESSARY IRRIGATION FACILITIES TO SUCH LOTS FROM INDIAN WELLS IN SAID SUBDIVISION. PROVISION SHALL BE MADE FOR APPROPRIATE EASEMENT FOR THE INSTALLATION OF NECESSARY IRRIGATION FACILITIES TO SUCH LOTS FROM THE CLOSEST WATER DISTRICT DELIVERY POINT AND IT SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY TO INSTALL SUCH NECESSARY FACILITIES.

PRESIDENT DATE _____

SECRETARY DATE _____

HIDALGO COUNTY CERTIFICATE OF PLAT APPROVAL

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HIDALGO COUNTY JUDGE DATE _____

HIDALGO COUNTY CLERK DATE _____

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HIDALGO COUNTY RIGHT OF WAY DIRECTOR DATE _____

FILED FOR RECORD IN
HIDALGO COUNTY
ARTURO GUJARDO, JR.
HIDALGO COUNTY CLERK

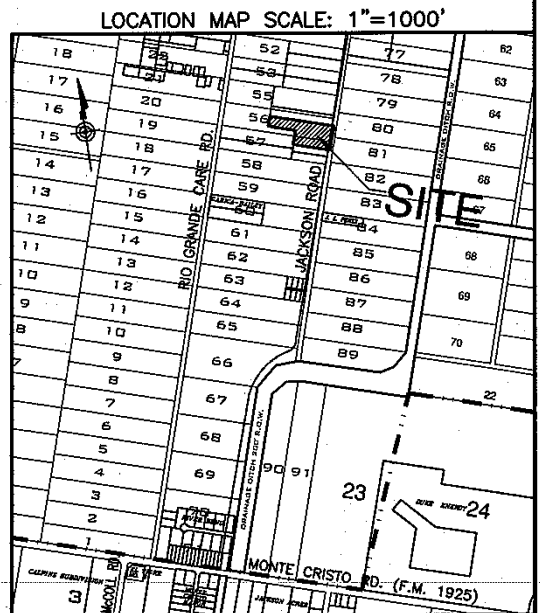
ON _____ AT _____ AM/PM
INSTRUMENT NUMBER _____
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS

BY: _____ DEPUTY

MINOR PLAT OF
Reyes Family Subdivision
A SUBDIVISION OF 4.50 ACRES OUT OF LOTS 56 & 57,
RAMSEYER GARDENS SUBDIVISION,
VOLUME 9, PAGE 18, H.C.M.R.
HIDALGO COUNTY, TEXAS
1 Residential Lots
Plat Scale: 1"=60' JOB # 1105.001
Date: May 04, 2011
Drawn by: G. S.

A Texas Registered Engineering Firm F-9688
AEC ENGINEERING, L.L.C.
Agricultural * Environmental * Civil
P.O. Box 480 Edinburg, Texas 78540
Office: (956) 380-8558
Fax: (956) 380-8110
www.aecengineering.net

- FLOOD ZONE STATEMENT:
FLOOD ZONE DESIGNATION: ZONE "AE" (BLUE SHADED)
ZONE "AE" (BLUE SHADED) IS DEFINED AS AREAS WITH A BASE FLOOD ELEVATION DETERMINED COMMUNITY-PANEL NO. 480334 0325 D, EFFECTIVE DATE: MAY 17, 2001 OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAPS FOR HIDALGO COUNTY, TEXAS AND THE LOCAL FLOOD PLAN ADMINISTRATOR HAVE IDENTIFIED AN AREA AS SHOWN ON THIS PLAT WITHIN THE PROPOSED SUBDIVISION TO BE WITHIN THE 100-YEAR FLOOD PLAN.
- CONSTRUCTION OF 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 THROUGH 4127).
- SETBACKS: FRONT: 40.00 FEET
REAR: 30.00 FEET
SIDE: 15.00 FEET OR EASEMENT WHICHEVER IS GREATER.
- GENERAL NOTE FOR SINGLE FAMILY RESIDENCES: NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT. (ANY OTHER USE SHALL REQUIRE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHAL APPROVAL). APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPANCY OF THE LOT.
- MINIMUM FINISH FLOOR NOTE: MINIMUM FINISH FLOOR ELEVATION SHALL BE AT OR ABOVE B.F.E. (AS PER HOPO) B.F.E.=89.50.
- CITY OF EDINBURG REQUIRES FFE BE 2' ABOVE BFE.
- ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION. (SEE SHEET No.3 FOR F.F. ELEVATION REQUIREMENT FOR ALL LOTS IN REGULATED FLOOD PLANS)
- BENCHMARK NOTE: THE FOLLOWING BENCHMARKS ARE IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS.
--B.M. NO. 1--ELEV. 89.08 N.G.V.D. 88
DESCRIPTION: FOUND ROD LOCATED AT THE NORTHEAST CORNER OF THE PROPERTY AT THE RIGHT-OF-WAY LINE.
- DRAINAGE: IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REGULATIONS, THIS DEVELOPMENT WILL BE REQUIRED TO OBTAIN A TOTAL OF 6,504 CUBIC FEET 0.10 ACRE-FEET OF STORM WATER RUNOFF. DRAINAGE DETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: (SEE DRAINAGE REPORT)
- 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.
- ON-SITE SEWER FACILITIES (OSSF) NOTE: THIS SUBDIVISION SHALL USE ON-SITE SEWER FACILITIES IN ACCORDANCE WITH TOWNSHIP AND HIDALGO COUNTY REGULATIONS FOR SEWER 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.
- THE LOT ON THIS PLAT COMPLEYS 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 DEPARTMENT.
- SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT AND EXCERPTS MAY BE ALSO SEEN ON THE UTILITY LAYOUT FOR THIS SUBDIVISION AS SUBMITTED TO THE HIDALGO COUNTY PLANNING DEPARTMENT. THE ENGINEER HAS DETERMINED THAT THE SOIL IS SUITABLE FOR A STANDARD SEPTIC TANK AND ABSORPTIVE DRAINFIELD SYSTEM.
- E. APPROVED "OSSF" PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPANCY A LOT.
- A SPECIAL DESIGN IS REQUIRED FOR ALL OSSF SYSTEMS LOCATED WITHIN A DESIGNATED FLOOD ZONE. THE DESIGN SHALL INCLUDE BUT NOT BE LIMITED TO THE FOLLOWING ITEMS:
1. ANCHORING OF SEPTIC TANK(S)
2. BACK FLOW VALVES
3. SEPTIC TANK COVER SHALL BE ABLE TO SEAL.
- THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
- RAFAEL ROMEO REYES, OWNER & SUBDIVIDER OF REYES FAMILY SUBDIVISION, RETAINS AN EASEMENT UPON THE LOT FOR THE PURPOSE OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET NO.2 OF THIS PLAT.
- NO STRUCTURE SHALL BE PERMITTED OVER 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, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
- EACH PURCHASE CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SANITARY SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
- ALL PUBLIC UTILITY EASEMENTS DEDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.00 FEET AS PER THE HIDALGO COUNTY MODEL SUBDIVISION RULES. BY SIGNING THIS PLAT DEVELOPER AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN CORRELATE WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
- AN OFF-STREET PARKING LOT SITE PLAN & DRAINAGE PLAN APPROVAL BY THE HIDALGO COUNTY PLANNING DEPARTMENT SHALL BE REQUIRED FOR COMMERCIAL INDUSTRIAL & MULTIFAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND/OR 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.
- THE LOT IN REYES FAMILY SUBDIVISION IS HEREBY GRANTED A "DRAINAGE SWALE EASEMENT" WITH RESPECT TO SURFACE WATER RUNOFF FROM THE LOT IN REYES FAMILY SUBDIVISION TO THE AREA DEPICTED ON THE SUBDIVISION PLAT AS THE "DRAINAGE SWALE" AREAS. LOT OWNERS (S) OF REYES FAMILY SUBDIVISION THEIR ASSIGNS AND ANY SUBSEQUENT OWNER(S) OF THE REAL PROPERTY DESIGNATED ON THE SUBDIVISION PLAT ARE RESPONSIBLE FOR THE MAINTENANCE OF THE DRAINAGE SWALES. THE COUNTY OF HIDALGO, TEXAS AND THE HIDALGO COUNTY DRAINAGE DISTRICT NUMBER 1 MAY ENFORCE THIS PLAT NOTE BY INJUNCTION OR ANY OTHER REMEDY PROVIDED BY LAW, AND THE COUNTY AND/OR THE DRAINAGE DISTRICT ARE ALSO ENTITLED TO RECOVER ALL ENFORCEMENT COSTS AND/OR MAINTENANCE COSTS FROM THE LOT OWNER(S) IN VIOLATION. IN THE EVENT THE DRAINAGE SWALE DEPICTED ON THIS SUBDIVISION PLAT ARE NO LONGER NECESSARY FOR DRAINAGE OF THE LOTS) COMPOSING REYES FAMILY SUBDIVISION BECAUSE AN ALTERNATE DRAINAGE SYSTEM, CONSTRUCTED AND MAINTAINED BY A POLITICAL SUBDIVISION IN ACCORDANCE WITH ALL APPLICABLE STATE AND LOCAL LAWS AND REGULATIONS, IS FULLY OPERATIONAL AND ACTUALLY SERVING ALL THE LOTS IN REYES FAMILY SUBDIVISION, THE COUNTY AND THE DRAINAGE DISTRICT ARE HEREBY GRANTED THE RIGHT AND THE AUTHORITY (AND EACH LOT OWNER, BY THE ACCEPTANCE OF A DEED TO LOT IN REYES FAMILY SUBDIVISION) ACKNOWLEDGES AND AGREES THAT THE COUNTY AND THE DRAINAGE DISTRICT HAS THE RIGHT AND AUTHORITY, TO RELEASE THE DRAINAGE SWALE(S) BURNING THE DRAINAGE SWALE(S) PURSUANT TO THIS PLAT NOTE, BY AN INSTRUMENT IN WRITING RECORDED IN THE OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.



PREPARED BY: **AEC ENGINEERING, L.L.C.**
Agricultural * Environmental * Civil
P.O. Box 480 Edinburg, Texas 78540
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www.aecengineering.net

DATE PREPARED: JUNE 24, 2010
DATE SURVEYED: JUNE 11, 2010

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

REYES FAMILY SUBDIVISION IS LOCATED WITHIN HIDALGO COUNTY PRECINCT NO. 4 ON THE NORTH SIDE OF HIDALGO COUNTY APPROXIMATELY A MILE NORTH OF THE MONTE CRISTO ROAD (F.M. 1925), ON THE WEST SIDE OF JACKSON ROAD, THE ONLY NEARBY MUNICIPALITY IS THE CITY OF EDINBURG, ACCORDING TO THE OFFICIAL MAP OF THE CITY OF EDINBURG (POPULATION 55,287). REYES FAMILY SUBDIVISION LIES APPROXIMATELY 2 MILES FROM THE CITY LIMITS OF EDINBURG AND IS WITHIN THE CITY 2 MILE EXTRATERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE 542.021.

PLAT SHEET 1 OF 2

METES AND BOUNDS DESCRIPTION

A 4.50 ACRE TRACT OF LAND, MORE OR LESS, BEING 3.31 ACRES OUT OF LOT 56, AND 1.19 ACRES OUT OF LOT 57, RAMSEYER GARDENS SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 9, PAGE 18, MAP RECORDS OF HIDALGO COUNTY, TEXAS; SAID 4.50 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

- THENCE, NORTH 80°58'32" WEST (NORTH 81°31'00" WEST deed call) AT A DISTANCE OF 20.00 FEET PASS A 1/2" IRON ROD FOUND FOR THE WEST RIGHT-OF-WAY LINE OF JACKSON ROAD, AND CONTINUING A TOTAL DISTANCE OF 476.81 FEET TO A 1/2" IRON ROD SET FOR THE SOUTHERNMOST SOUTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT OF LAND;
- THENCE, NORTH 09°11'38" EAST (NORTH 08°36'00" EAST deed call) A DISTANCE OF 183.18 FEET TO A 1/2" IRON ROD FOUND FOR AN INTERIOR CORNER OF THIS HEREIN DESCRIBED TRACT OF LAND;
- THENCE, NORTH 80°25'05" WEST (NORTH 80°57'33" WEST deed call) A DISTANCE OF 353.99 FEET (354.04 FEET deed call) TO A 1/2" IRON ROD SET FOR AN INTERIOR CORNER OF THIS HEREIN DESCRIBED TRACT OF LAND;
- THENCE, NORTH 09°33'07" EAST (NORTH 09°00'39" EAST deed call) A DISTANCE OF 127.89 FEET TO A 1/2" IRON ROD SET FOR THE NORTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT OF LAND;
- THENCE, SOUTH 80°58'32" EAST (SOUTH 81°31'00" EAST deed call) AT A DISTANCE OF 81.50 FEET PASS A 1/2" IRON ROD FOUND FOR AT THE WEST RIGHT-OF-WAY LINE OF SAID JACKSON ROAD, AND CONTINUING A TOTAL DISTANCE OF 851.00 FEET TO A 1/2" IRON ROD SET FOR THE NORTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT OF LAND;
- THENCE, SOUTH 09°31'21" WEST (SOUTH 08°59'00" WEST deed call) CONSIDERED WITH THE EAST LINE OF SAID LOTS 56 AND 57, A DISTANCE OF 314.32 FEET TO THE POINT OF BEGINNING, CONTAINING 4.50 ACRES OF LAND, OF WHICH 0.15 OF ONE ACRE LIES WITHIN THE ROAD RIGHT-OF-WAY OF SAID JACKSON ROAD, LEAVING A TOTAL OF 4.35 ACRES OF LAND, MORE OR LESS.

INDEX TO SHEET OF REYES FAMILY SUBDIVISION				
SHEET	NO.	SHEET	REVISION	DATE
SHEET 1				
SHEET 2				