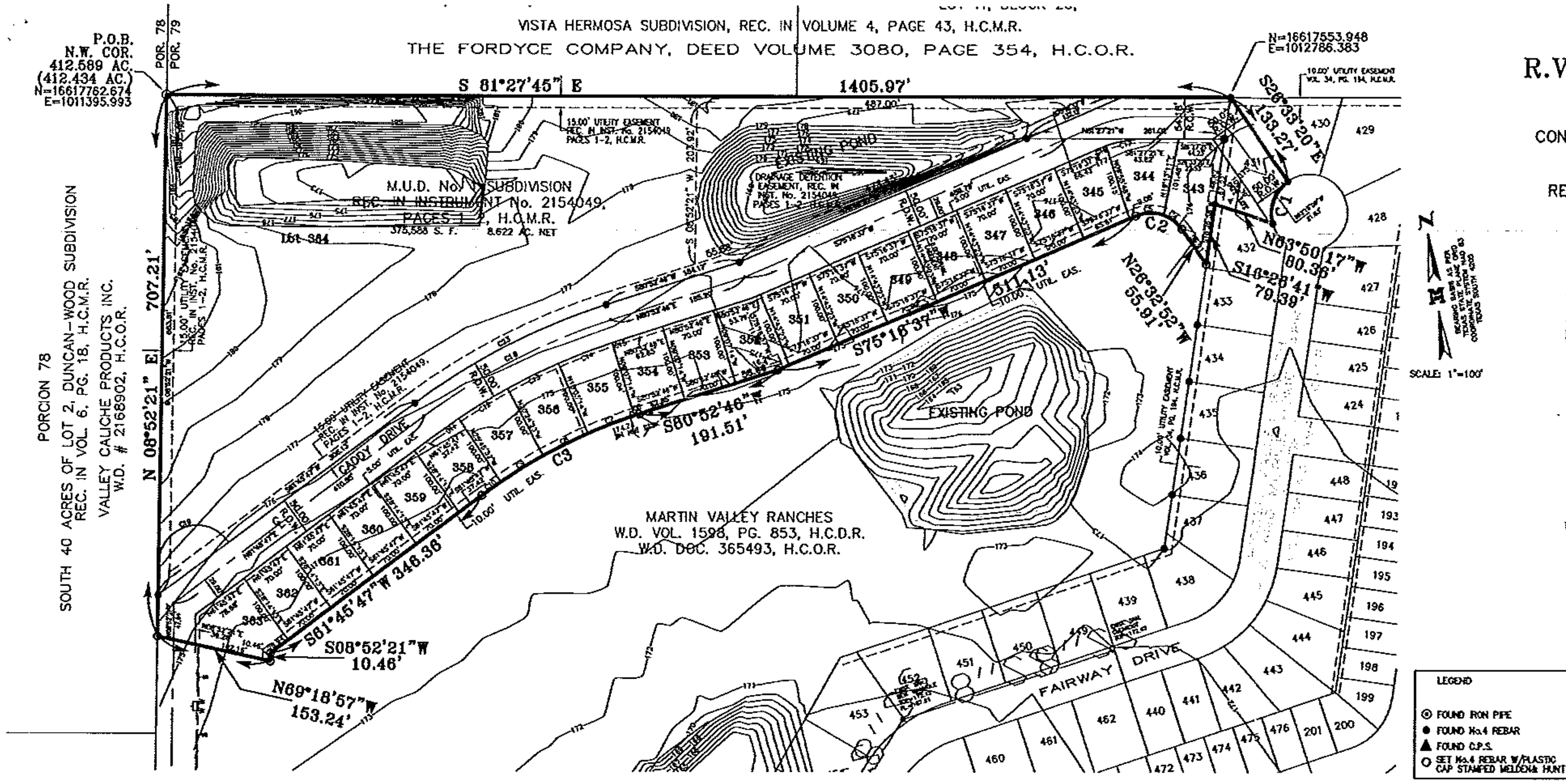


MAP OF LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV

BEING A RESUBDIVISION OF 13.636 ACRES
CONSISTING OF 5.014 ACRES OUT OF PORCION 79,
AND ALL OF LOT 1 (8.622 ACRES),
OUT OF M.U.D. No. 1 SUBDIVISION,
REC. IN INSTRUMENT No. 2154049, PAGES 1-2,
HIDALGO COUNTY, MAP RECORDS,
HIDALGO COUNTY, TEXAS.

CURVE TABLE						
CURVE ID.	RADIUS	DELTA	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	50.00'	L 70°39'38"	61.66'	35.44'	57.83'	S 28°06'46" W
C2	50.00'	L 78°10'31"	68.22'	40.62'	63.05'	N 65°38'07" W
C3	703.13'	L 19°06'59"	234.59'	118.40'	233.51'	S 71°19'16" W
C4	50.00'	L 34°44'24"	30.32'	15.64'	29.85'	N 43°55'04" W
C5	50.00'	L 43°26'07"	37.90'	19.92'	37.00'	N 83°00'19" W
C6	703.13'	L 0°34'57"	7.15'	3.57'	7.15'	S 80°35'17" W
C7	703.13'	L 5°21'03"	65.66'	32.86'	65.64'	S 77°37'17" W
C8	703.13'	L 5°21'09"	65.68'	32.87'	65.66'	S 72°16'12" W
C9	703.13'	L 5°21'09"	65.69'	32.87'	65.66'	S 66°55'03" W
C10	703.13'	L 2°28'41"	30.41'	15.21'	30.41'	S 63°00'08" W
C11	803.13'	R 2°28'41"	34.74'	17.37'	34.73'	S 63°00'08" W
C12	803.13'	R 5°21'09"	75.03'	37.54'	75.00'	S 66°55'03" W
C13	803.13'	R 5°21'09"	75.03'	37.54'	75.00'	S 72°16'12" W
C14	803.13'	R 5°25'24"	76.02'	38.04'	75.99'	S 77°39'28" W
C15	803.13'	R 0°30'36"	7.15'	3.57'	7.15'	S 80°37'28" W
C16	150.00'	R 2°57'49"	7.76'	3.88'	7.76'	S 76°45'32" W
C17	150.00'	R 20°18'12"	53.15'	26.86'	52.88'	S 88°23'32" W
C18	832.13'	R 19°06'52"	277.61'	140.10'	276.32'	S 71°19'20" W
C19	50.00'	L 145°39'22"	127.11'	161.81'	95.54'	S 82°22'29" W
C23	853.13'	R 19°06'52"	284.61'	143.64'	283.29'	N 71°19'20" E

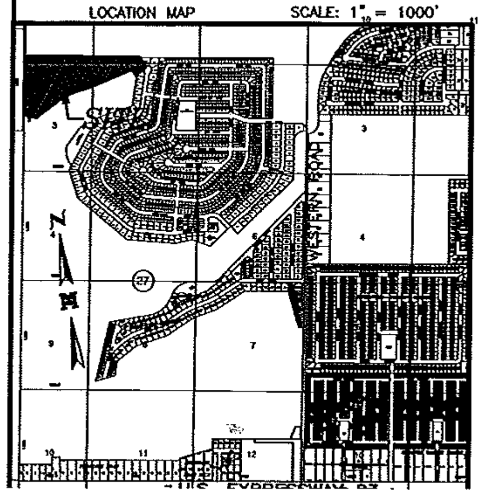
REVISION NOTES

SHEET 1 OF 5 SHEETS

NO.	SHEET	REVISION	DATE	APPROVED

DRAWN BY: JORGE G. DE ZENEA DATE:
SURVEY, CHECKED BY: ________ DATE:
FINAL CHECK: ________ DATE:

LOCATION MAP SCALE: 1" = 1000'



GENERAL PLAT NOTES & RESTRICTIONS:

1. FLOOD ZONE STATEMENT:
FLOOD ZONE DESIGNATION: ZONE "C" AREA OF MINIMAL FLOODING. PANEL NO. 4800334 0400 C EFFECTIVE: NOVEMBER 16, 1982. THE AREAS WITHIN THE DRAINAGE EASEMENTS AND THE PROPOSED STREET RIGHT-OF-WAY ARE WITHIN THE 100-YEAR FLOOD PLAIN. THE LOCAL FLOOD PLAIN ADMINISTRATOR IDENTIFIES NO OTHER AREA WITHIN THE PROPOSED SUBDIVISION TO BE WITHIN THE 100-YEAR FLOOD PLAIN.

2. SETBACKS:
FRONT: 15.00 FEET, OR GREATER FOR EASEMENT.
REAR: 10.00 FEET, OR GREATER FOR EASEMENT.
SIDE: 6.00 FEET, OR GREATER FOR EASEMENT.
CORNER SIDE: 10.00 FEET, OR GREATER FOR EASEMENT.

3. MINIMUM FINISH FLOOR NOTE:
MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE THE TOP OF CURB OF THE 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 PRE 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.

4. BENCHMARK NOTE:
THE FOLLOWING BENCHMARKS ARE IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS:
B.M. No. 1: ALUMINUM DISK, ELEV.=174.74 (SHOWN HEREIN).
B.M. No. 2: ELEV. 165.29 N.G.V.D. 29. DESCRIPTION: MARK ON TOP OF EAST CURB OF CONCRETE BRIDGE AT THE ENTRANCE TO WESTERN ROAD (NOT SHOWN).
B.M. No. 3: ELEV. 163.10 N.G.V.D. 29. DESCRIPTION: TOP OF TYPE "A" INLET LOCATED ON THE EAST SIDE OF HOLE IN ONE DRIVE, 8 FEET WEST FROM THE NORTHWEST CORNER OF LOT 337, M.U.D. No. 1 R.V. AND MOBILE HOME PARK PHASE III, VOL. 55, PGS. 106-110, H.C.M.R. (NOT SHOWN).

5. DRAINAGE:
IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 AND HIDALGO COUNTY REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 35,565 CUBIC FEET (0.816 ACRE-FEET) OF STORM WATER RUNOFF. LOT 364 IS REQUIRED TO DETAIN A TOTAL OF 10,128 CUBIC FEET (0.23 ACRE-FEET) OF STORM WATER RUNOFF. LOTS 343-363 ARE REQUIRED TO DETAIN A TOTAL OF 1,211.3 CUBIC FEET (0.028 ACRE-FEET) OF STORM WATER RUNOFF EACH. DRAINAGE DETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS FOLLOWS: RUNOFF WILL BE DETAINED WITHIN TWO AREAS, ONE BEING AN EXISTING POND LOCATED ON THE EAST SIDE OF LOT 364 (LOT 1, M.U.D. No. 1 SUBDIVISION, REC. IN INSTRUMENT No. 2154049, PGS. 1-2, H.C.M.R), AND ANOTHER LOCATED SOUTH OF THIS DEVELOPMENT (EXISTING POND LOCATED IN GOLF COURSE).

6. GENERAL NOTE FOR SINGLE FAMILY RESIDENCES:
NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON LOTS 343-363. (ANY OTHER USE SHALL REQUIRE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHALL APPROVAL). APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPYING THE LOT.

7. 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 TO THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.

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

9. HIDALGO COUNTY MUNICIPAL UTILITY DISTRICT NO. 1 SHALL BE RESPONSIBLE FOR MAINTAINING RESERVOIR.

10. THIS SUBDIVISION IS PROVIDED WITH UNDERGROUND PIPELINE SYSTEM MAINTAINED BY HIDALGO COUNTY MUNICIPAL UTILITY DISTRICT NO. 1.

11. LOT 364 WILL BE USED FOR A WASTEWATER TREATMENT PLANT ONLY. NO RESIDENTIAL USE IS PERMITTED ON LOT 364.

12. CLEARANCES FOR WATER METERS:
AS PER LOCAL GOVERNMENT CODE REQUIREMENTS, SANITARY SEWER MUST BE CONNECTED TO A RESIDENCE PRIOR TO RECEIVING A FINAL CLEARANCE FOR A WATER METER. A SEWER TAP INSPECTION SHALL BE PROVIDED FROM THE ENTITY SERVICE PROVIDER PRIOR TO RECEIVING A CLEARANCE FOR WATER METER(S).

Parcel Area Table	
Lot #	Area (Sq. Ft.)
Out Lot A	2506.25
343	7635.13
344	7054.94
345	6999.48
346	7000.00
347	7000.00
348	7000.00
349	7000.00
350	7500.00
351	7000.00
352	7000.29

Parcel Area Table	
Lot #	Area (Sq. Ft.)
353	7000.00
354	7000.01
355	7064.27
356	7035.53
357	7035.63
358	6999.72
359	7000.00
360	7000.00
361	7009.00
362	7000.00
363	7667.89
364	351,905.83 (8.079 Ac.)

METES AND BOUNDS DESCRIPTION

A TRACT OF LAND CONTAINING 13.636 ACRES SITUATED IN THE COUNTY OF HIDALGO, TEXAS, CONSISTING OF 5.014 ACRES OUT OF A PORTION OF CERTAIN 412.589 ACRES (412.434 ACRES DEED CALL) OUT OF PORCION 79, WHICH SAID 412.589 ACRES (412.434 ACRES DEED CALL) ARE DESCRIBED IN A WARRANTY DEED FROM HOMECRAFT LAND DEVELOPMENT, INC. TO JACK A. MARTIN, DATED NOVEMBER 1, 1976, RECORDED IN VOLUME 1598, PAGE 853, HIDALGO COUNTY DEED RECORDS; AND OUT OF ALL OF LOT 1 (8.622 ACRES), M.U.D. No. 1 SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN INSTRUMENT No. 2154049, PAGES 1-2, HIDALGO COUNTY, MAP RECORDS, SAID 13.663 ACRES ALSO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIPE FOUND (N=16617762.674 E=1011395.993) AT THE NORTHWEST CORNER OF SAID 412.589 ACRES (412.434 ACRES DEED CALL);

1. THENCE, S 81°27'45" E ALONG THE NORTH BOUNDARY LINE OF LOT 1 OF M.U.D. No. 1 SUBDIVISION, RECORDED IN INSTRUMENT No. 2154049, PAGES 1-2, HIDALGO COUNTY, MAP RECORDS, A DISTANCE OF 1,405.97 FEET TO A No. 4 REBAR FOUND (N=16617553.948 E=1012786.383) FOR THE NORTHERNMOST NORTHEAST CORNER OF THIS TRACT;

2. THENCE, S 26°33'20" E ALONG THE BOUNDARY LINE OF SAID LOT 1 OF M.U.D. No. 1 SUBDIVISION, A DISTANCE OF 133.27 FEET TO A No. 4 REBAR FOUND FOR THE EASTERNMOST NORTHEAST CORNER OF THIS TRACT;

3. THENCE, IN A SOUTHERLY DIRECTION ALONG A CURVE TO THE LEFT, WITH A CENTRAL ANGLE OF 70°39'38", A RADIUS OF 50.00 FEET, AN ARC LENGTH OF 61.66 FEET, A TANGENT OF 35.44 FEET AND A CHORD THAT BEARS S 28°06' 46" W A DISTANCE OF 57.83 FEET TO A No. 4 REBAR FOUND;

4. THENCE, N 63°50'17" W ALONG THE BOUNDARY LINE OF SAID LOT 1 OF M.U.D. No. 1 SUBDIVISION, A DISTANCE OF 80.36 FEET TO A No. 4 REBAR FOUND ON A BOUNDARY LINE OF HIDDEN VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE II, RECORDED IN VOLUME 34, PAGE 194, HIDALGO COUNTY, MAP RECORDS, FOR AN INTERIOR CORNER OF THIS TRACT;

5. THENCE, S 16°26'41" W ALONG A BOUNDARY LINE OF SAID HIDDEN VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE II, A DISTANCE OF 79.39 FEET TO A No. 4 REBAR SET FOR AN EXTERIOR CORNER OF THIS TRACT;

6. THENCE, N 26° 32' 52" W A DISTANCE OF 55.91 FEET TO A No. 4 REBAR SET FOR AN INTERIOR CORNER OF THIS TRACT;

7. THENCE, ALONG A CURVE TO THE LEFT, WITH A CENTRAL ANGLE OF 78° 10' 31", A RADIUS OF 50.00 FEET, AN ARC LENGTH OF 68.22 FEET, A TANGENT OF 40.62 FEET AND A CHORD THAT BEARS N 65° 38' 07" W A DISTANCE OF 63.05 FEET TO A No. 4 REBAR SET FOR AN INTERIOR CORNER OF THIS TRACT;

8. THENCE, S 75° 16' 37" W A DISTANCE OF 511.13 FEET TO A No. 4 REBAR SET FOR AN ANGLE POINT OF THIS TRACT;

9. THENCE, S 80° 52' 46" W A DISTANCE OF 191.51 FEET TO A No. 4 REBAR SET;

10. THENCE, ALONG A CURVE TO THE LEFT, WITH A CENTRAL ANGLE OF 19° 06' 59", A RADIUS OF 703.13 FEET, AN ARC LENGTH OF 234.59 FEET, A TANGENT OF 118.40 FEET AND A CHORD THAT BEARS S 71° 19' 16" W A DISTANCE OF 233.51 FEET TO A No. 4 REBAR SET;

11. THENCE, S 61° 45' 47" W A DISTANCE OF 346.36 FEET TO A No. 4 REBAR SET FOR AN INTERIOR CORNER OF THIS TRACT;

12. THENCE, S 08° 52' 21" W A DISTANCE OF 10.46 FEET TO A No. 4 REBAR SET FOR AN EXTERIOR CORNER OF THIS TRACT;

13. THENCE, N 69°18' 57" W A DISTANCE OF 153.24 FEET TO A No. 4 REBAR SET FOR THE WESTERNMOST SOUTHWEST CORNER OF THIS TRACT;

14. THENCE, N 08° 52' 21" E ALONG THE WEST LINE OF SAID 412.589 ACRES (412.434 ACRES DEED CALL), A DISTANCE OF 707.21 FEET TO THE POINT OF BEGINNING AND CONTAINING 13.636 ACRES OF LAND, MORE OR LESS.

MELDEN & HUNT INC.
CONSULTANTS · ENGINEERS · SURVEYORS
115 W. McINTYRE, EDINBURG, TX 78541
PH: (956) 381-0981
FAX: (956) 381-1839
515 E. 2nd St., RIO GRANDE CITY, TX 78582
PH: (956) 487-8256
FAX: (956) 488-8591

PRINCIPAL CONTACTS

	NAME	ADDRESS	CITY & ZIP	PHONE	FAX
OWNER:	JACK MARTIN	7202 W. EXPRESSWAY 83	MISSION, TX. 78572	(956) 565-2131	(956) 585-5621
ENGINEER:	FRED L. KURTH	115 W. McINTYRE	EDINBURG, TX 78539	(956) 381-0981	(956) 381-1839

CITY OF MISSION
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 212.009(C) AND § 212.0115(B)

WE THE UNDER SIGNED CERTIFY THAT THIS PLAT OF LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV WAS REVIEWED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF MISSION ON ________

________ MAYOR OF THE CITY OF MISSION ________ DATE

ATTEST: ________ SECRETARY OF THE CITY OF MISSION ________ DATE

CITY OF MISSION
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 212.0115(B) AND § 212.009(C)

THIS PLAT OF LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV HAS BEEN SUBMITTED TO AND CONSIDERED BY THE PLANNING & ZONING COMMISSION OF THE CITY OF MISSION, TEXAS AND IS HEREBY APPROVED BY SUCH COMMISSION.

ON ________

________ P&Z CHAIRMAN OF THE CITY OF MISSION ________ DATE

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I THE UNDERSIGNED CERTIFY THAT THIS PLAT OF LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY RIGHT OF WAY DEPARTMENT ON

________, 20____

________ HIDALGO COUNTY RIGHT OF WAY DIRECTOR ________ DATE

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

WE THE UNDER SIGNED CERTIFY THAT THIS PLAT OF LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON ________, ________

________ HIDALGO COUNTY JUDGE ________ DATE

ATTEST: ________ HIDALGO COUNTY CLERK ________ DATE

HIDALGO COUNTY MUNICIPAL UTILITY DISTRICT NO. 1
CERTIFICATE OF PLAT APPROVAL

THE PLAT OF LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY MUNICIPAL UTILITY DISTRICT No. 1 ON:

____

CHAIRMAN ________ DATE

FILE FOR RECORD IN
HIDALGO COUNTY
ARTURO GUAJARDO JR.
HIDALGO COUNTY CLERK

ON: ________ AT ________ AM/PM

DOCUMENT NUMBER ________

OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS

BY: ________ DEPUTY

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

LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV IS LOCATED IN THE SOUTHWEST PART OF HIDALGO COUNTY, APPROXIMATELY 3,000 FEET WEST FROM WESTERN ROAD, AND APPROXIMATELY ONE MILE NORTH OF U.S. EXPRESSWAY 83. THE ONLY NEARBY MUNICIPALITY IS THE CITY OF MISSION. ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY (POPULATION 67,119), LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV LIES APPROXIMATELY 3.8 MILES FROM THE CITY LIMITS, AND IS WITHIN THE 5 MILE EXTRATERRITORIAL JURISDICTION (ETJ) UNDER LOCAL GOVERNMENT CODE § 212.001.
THIS SUBDIVISION FALLS WITHIN PRECINCT 3.

INDEX TO SHEET OF LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV

SHEET 1: HEADING; INDEX; LOCATION MAP AND ETJ; PRINCIPAL CONTACTS; MAP: LOT, STREETS, AND EASEMENT LAYOUT; DESCRIPTION (METES AND BOUNDS); ENGINEER'S CERTIFICATION SURVEYOR'S CERTIFICATION; PLAT NOTES AND RESTRICTIONS; OWNER'S DEDICATION, CERTIFICATION, ATTESTATION; CITY APPROVAL CERTIFICATE; IRRIGATION DISTRICT, H.C.D.D. No. 1, HIDALGO COUNTY R.O.W. DEPT. AND H.C.H.D. CERTIFICATIONS; CLERK'S RECORDING CERTIFICATE; REVISION NOTES.

SHEET 2: WATER AND SANITARY SEWER STATEMENT, SUBDIVIDER'S STATEMENT, ENGINEER'S CERTIFICATION, WATER DETAILS, SANITARY SEWER DETAILS.

SHEET 3: WATER DISTRIBUTION SYSTEM AND SANITARY SEWER COLLECTION SYSTEM.

SHEET 4: DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, DRAINAGE DETAILS AND PAVING DETAILS.

SHEET 5: MAP OF TOPOGRAPHY AND STORM DRAINAGE PLAN.

STATE OF TEXAS
COUNTY OF HIDALGO

OWNER'S DEDICATION, CERTIFICATION, AND ATTESTATION

I, JACK MARTIN, OWNER OF THE 13.636 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV, SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREET(S), PARK, AND EASEMENTS 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) SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET, OR WILL MEET, THE MINIMUM REQUIREMENTS OF 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.

________ DATE: ________

BY: JACK MARTIN
MARTIN VALLEY RANCHES, INC.
HIDALGO MUNICIPAL UTILITY DISTRICT #1
7202 W. EXPRESSWAY 83
MISSION, TEXAS 78572

STATE OF TEXAS
COUNTY OF HIDALGO

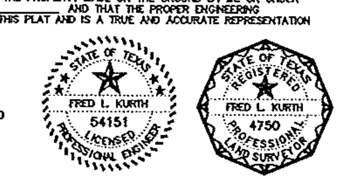
BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS DAY PERSONALLY APPEARED JACK MARTIN
PROVED TO ME THROUGH HIS TEXAS DEPARTMENT OF PUBLIC SAFETY DRIVERS LICENSE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, WHO, BEING BY ME FIRST DULY SWORN, DECLARED THAT THE STATEMENTS THEREIN ARE TRUE AND CORRECT AND ACKNOWLEDGED THAT HIS EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREBY EXPRESSED.
GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS ________ DAY OF ________, 20__.

____
NOTARY PUBLIC, STATE OF, TEXAS
MY COMMISSION EXPIRES:

STATE OF TEXAS
COUNTY OF HIDALGO

I, FRED L. KURTH A REGISTERED PROFESSIONAL LAND SURVEYOR AND REGISTERED PROFESSIONAL ENGINEER IN TEXAS, HEREBY CERTIFY THAT THE ABOVE PLAT AND DESCRIPTION OF THE THE LEISURE VALLEY RANCH R.V. AND MOBILE HOME PARK PHASE IV WERE PREPARED FROM A SURVEY OF THE PROPERTY MADE ON THE GROUND BY ME OR UNDER MY SUPERVISION ON 03-03-2010 AND THAT THE PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT AND IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION.

____
FRED L. KURTH,
RPE # 54151 RPLS # 4750
DATE SURVEYED: 11-11-08
DATE PREPARED: 03-05-2010
T-890 PG.27 JOB No. 10051.00



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 TEX. WATER CODE 49.211 (c). 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: ________

____