

PLANNING DEPT. PCT. 1 CERTIFICATE OF PLAT & UTILITY STATUS		
	APPLICANT	APPLICATION NO.
1.	San Juanita lopez	1-8375
2.		
3.		
4.		
5.		
6.		
7.		
	COMM. COURT: Ocotber 04, 2011	



PLANNING DEPARTMENT

Rev. 02-19-10

County of Hidalgo

Main Office
1304 South 25th Street
Edinburg, Texas 78542
956-318-2840
956-318-2844

Precinct No.1 Substation
1902 Joe Stephens Ave.
Weslaco, TX 78596
956-968-4734
956-973-7850

Precinct No.3 Substation
2401 N. Moorefield Rd.
Mission, TX 78572
956-205-7045
956-205-7049

Precinct 2 3 4

Raul E. Sesin, P.E., CFM
Planning Administrator

Application No: 1-8375

HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Name: San Juanita Lopez

Address: P.O. Box 1103
Progreso tx
78579

Phone: 956-756-4564

Approved by Environmental Health:	Temporary Service _____ Authorized Signature	Final Service <u>[Signature]</u> Authorized Signature <u>Public Service</u> <u>9/28/2011</u>
Inspection/Permit No:	_____ Date Approved:	<u>1 / 1</u>

Water Supplier: military Highway W.S.C.

Utility Provider: M.V.E.C. AEP

Account/ESI No.: N/A
 Temporary Pole Permanent Service

regarding the land described as:

Cameron #1

on _____, 20____, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

Yes A plat has been prepared;

Yes A plat has been reviewed and approved by the Commissioners Court;
Yes water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable;

(Date approved 7/21/2004);

(verified by Gilbert Pecina);

Yes an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable;

(verified by [Signature]);

NO individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023;

(verified by [Signature]);

Yes electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023.

(verified by Gilbert Pecina);

Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



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Raul E. Sesin, P.E., CFM
Planning Administrator

Application No: 1-8375

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Bonjuanita Lopez

Address: P.O. Box 1103

Progreso tx. 78579

Phone: 756-4564

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

Cameron lot # 1

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
- Owner of lot in subdivision
- Resident of lot in a subdivision
- Entity that provides utility service

[Signature]
Requesting Party (Signature)

9-27-11
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) permit

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

9/28/11
Date

[Signature]
County Official

Chapter 232 Texas LGC Application

APPLICATION NO: 1-8375 Aug. 28, 2011

COUNTY OF HIDALGO PLANNING DEPARTMENT 1902 JOE STEPHENS WESLACO TX 78596 TEL 968-4724 FAX 447-8612

C0603-00-000-0001-00

[1] OWNER: LOPEZ, SAN JUANITA PO BOX 158 PROGRESO TX 78579 Telephone No. 756-4564

[7] LEGAL DESC./NAME OF SUBDIVISION CAMERON LOT 1 B-06

LOCATION: 0 1015 & MALONE DR.

[2] CONTRACTOR: SELF

[8] SEWAGE: PUBLI

[3] WATER SYSTEM: MILI

[9] CONSTRUCTION TYPE: META

[4] PURPOSE OF APPLICATION: MOVED BUILDING 06-RES.ADD./RENOVATIONS ETC.

[10] EST. COST OF CONST.: \$1,500

[5] SIZE OF STRUCTURE: 720 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES NO

[6] USE OF BUILDING: MOBILE HOME ZONE B

Special Conditions: No construction allowed over any easements. MUST COMPLY WITH ALL COUNTY SETBACKS & REG. FRONT 25' REAR 30' SIDE 6' CORNERSIDE 10' 18" TOP OF CURB

FOR COUNTY USE ONLY APPLICATION FEES

OTHER TOTAL AMOUNT \$30.00

Light [X] Water [X]

Flood Zone: NO Panel No. /Suffix: Pct: 1

Community No.:

Certification of Elevation Required: YES NO BFE

- A. Setbacks front, side & rear shall be in any deed restrictions. B. No more than one single family residence per lot. C. Applicant shall comply with all of the plat and/or deed restrictions and requirements affecting the lot. D. Permit fee shall be doubled for construction commencing or structures moved in prior to obtaining a permit. E. Applicant/owner states that no structures exist on this tract of land. If found in violation, permit may be revoked.

Prepared by Date

Approved by Date

Signature of Owner or Applicant Date

[NOTICE]

SEPARATE PERMITS ARE REQUIRED FOR SEPTIC TANKS. THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS. OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF ONE YEAR AT ANYTIME AFTER WORK IS COMMENCED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS APPLICATION AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND REGULATIONS GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. THE GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.

NOTICE OF CONFIDENTIALITY RIGHTS:
IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY
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.
CHAPTER 11 SEC. 11.008 TEXAS PROPERTY CODE

WARRANTY DEED WITH VENDOR'S LIEN

Date: August 1, 2004
Grantor: Gilardo Cameron, Rosalinda Cameron, Manuel Gustavo Cameron, and
Maria Del Carmen Cameron
Grantor's Mailing Address: 1211 Honey Tree, Weslaco, Hidalgo County, Texas 78596
Grantee: San Juanita Lopez
Grantee's Mailing Address: P. O. Box 1103, Progreso, Hidalgo County, TX 78579

Consideration: One Dollar (\$1.00) and other good and valuable consideration and the further consideration of Fifteen Thousand Four Hundred Dollars and not 100's (\$15,400.00) evidenced by one real estate lien note of even date herewith, payable to the order of Gilardo Cameron, Rosalinda Cameron, Manuel Gustavo Cameron, and Maria Del Carmen Cameron, bearing interest at the rate of 12% per annum, payable at 1211 Honey Tree, Weslaco, TX 78596 in 143 consecutive monthly installments of \$202.27 each, including interest, commencing on or before September 1, 2004 and continuing on or before the same day of each and every month thereafter and one payment for the remaining balance of \$201.23 due August 1, 2016, until all principal and interest are paid in full containing the usual clauses for acceleration at the option of the holder on default and for attorney's fees.

Property (Including any improvements): Lot No. One (1), Cameron Subdivision, as recorded in Vol. 3, Page 27, of the map records, of Hidalgo County, Texas.

Reservations from and Exceptions to Conveyance and Warranty:

1. All prior oil, gas and other mineral reservations and/or conveyances.
2. Oil and gas leases of record, if any.
3. Rights, rules, regulations and easements in favor of any water district in which the subject property may be located.
4. Building restriction of record, if any.
5. Easements of record and all visible easements.
6. Prorated taxes for the year 2004 and subsequent years which grantee herein hereby assumes and agrees to pay.

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, 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.

To Grantor, a reservation of the vendor's lien and superior title to the property and its improvements until the note mentioned above has been fully paid according to its terms, at which time this deed will become absolute. Except as provided in the deed of trust, Holder's release of the lien will release this Vendor's Lien without the joinder of Grantor.

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


Gilardo Cameron

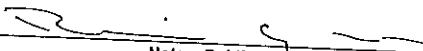

Manuel Gustavo Cameron


Rosalinda Cameron


Maria Del Carmen Cameron

(Acknowledgment)

This instrument was acknowledged before me on August 9, 2004 by Roldando Cameron
Rosalinda Cameron, Manuel ^{Gustavo} Cameron and Mania del Carmen Cameron


Notary Public

AFTER RECORDING RETURN TO

Cameron Subdivision
1211 Honey Tree
Weslaco, TX 78596

PREPARED IN THE OFFICES OF:

Cameron Subdivision
1211 Honey Tree
Weslaco, TX 78596

