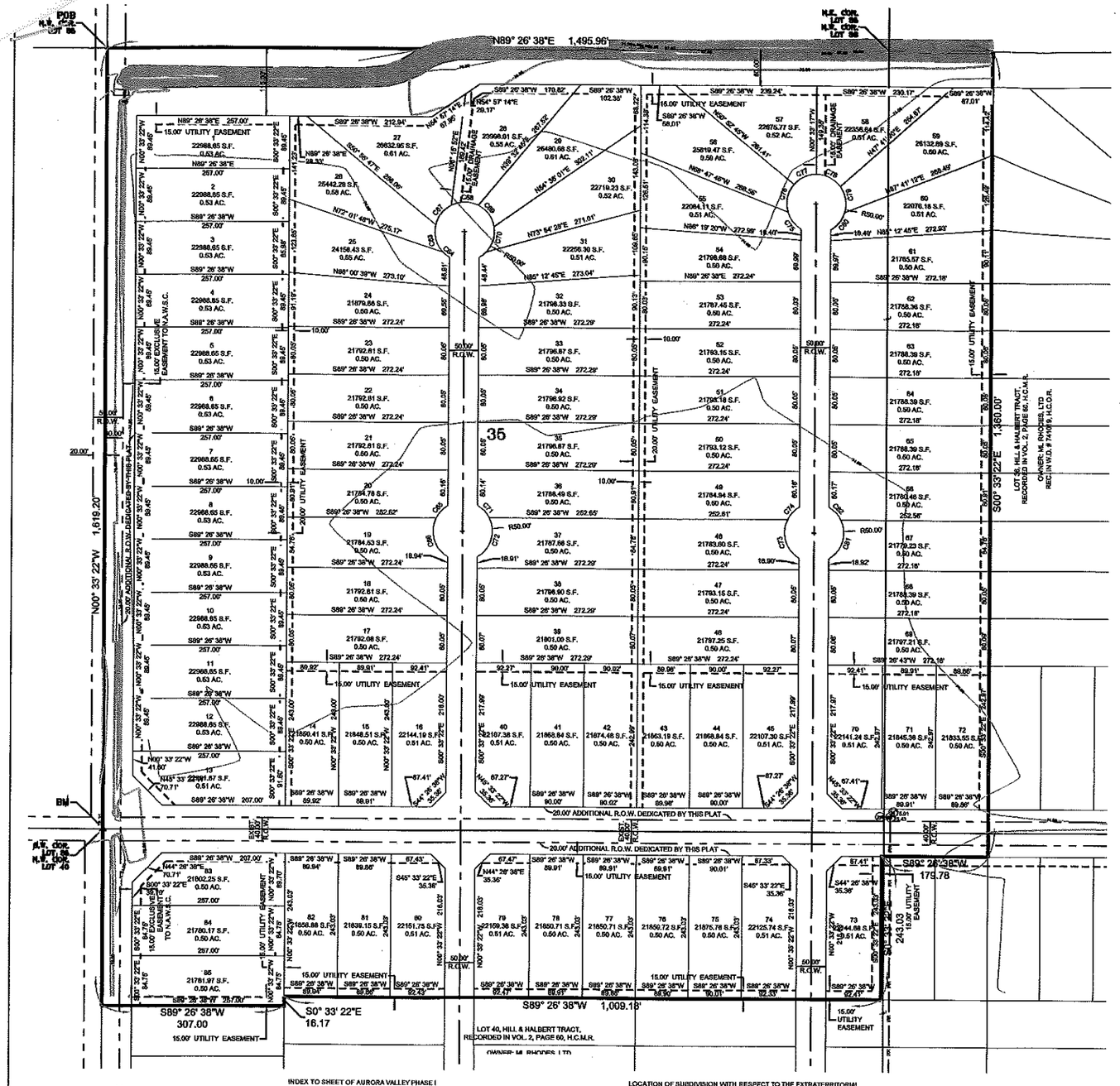
Map of
AURORA VALLEY PHASE I

BEING A RESUBDIVISION OF 54.163 ACRES,
OUT OF ALL OF LOT 35, 5.332 ACRES OUT OF LOT 36,
0.162 OF ONE ACRE OUT OF LOT 39 AND 8.669 ACRES OUT OF LOT 40
HILL-HALBERT SUBDIVISION,
REC. IN VOL. 1, PAGE 35, H.C.M.R.,
HIDALGO COUNTY, TEXAS.



LEGEND

- ○ SET REBAR WITH CAP STAMPED MELDEN AND HUNT INC.
- ▲ SET COTTON PICKER SPINDLE
- ● FOUND REBAR

N

BEARING BASIS IS PER CONTROL STRIP MONUMENTS NAD 83 TEXAS STATE PLANE COORDINATES, SOUTH ZONE (2500 2002)

SCALE: 1" = 100'

SCALE NOTE:

IF THIS BAR DOES NOT MEASURE 1", THE DRAWING IS NOT TO SCALE

METES AND BOUNDS DESCRIPTION

A TRACT OF LAND CONTAINING 54.163 ACRES SITUATED IN THE COUNTY OF HIDALGO, TEXAS, CONSISTING OF ALL OF LOT 35 CONTAINING 46.00 ACRES, 5.332 ACRES OUT OF LOT 36, 0.162 OF ONE ACRE OUT OF LOT 39 AND 8.669 ACRES OUT OF LOT 40, HILL-HALBERT SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1, PAGE 35, HIDALGO COUNTY MAP RECORDS. SAID 54.163 ACRES ALSO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 35, HILL-HALBERT SUBDIVISION FOR THE NORTHWEST CORNER OF THIS TRACT,

1. THENCE, NORTH 89 DEGREES, 26 MINUTES, 38 SECONDS EAST, ALONG THE NORTH LINES OF SAID LOTS 35 AND 36, AT A DISTANCE OF 30.00 FEET PASS THE EXISTING EAST RIGHT-OF-WAY LINE OF DILLON ROAD, AT A DISTANCE OF 50.00 FEET PASS THE PROPOSED EAST RIGHT-OF-WAY LINE, CONTINUED A TOTAL DISTANCE OF 1495.96 FEET TO THE NORTHEAST CORNER OF THIS TRACT;
2. THENCE, SOUTH 00 DEGREES, 33 MINUTES, 22 SECONDS EAST, A DISTANCE OF 1359.00 FEET TO THE EASTERNMOST SOUTHEAST CORNER OF THIS TRACT;
3. THENCE, SOUTH 89 DEGREES, 26 MINUTES, 38 SECONDS WEST, A DISTANCE OF 175.78 FEET TO AN INSIDE CORNER OF THIS TRACT;
4. THENCE, SOUTH 00 DEGREES, 33 MINUTES, 22 SECONDS EAST, A DISTANCE OF 243.03 FEET TO AN OUTSIDE CORNER OF THIS TRACT;
5. THENCE, SOUTH 89 DEGREES, 26 MINUTES, 38 SECONDS WEST, A DISTANCE OF 1009.18 FEET TO AN INSIDE CORNER OF THIS TRACT;
6. THENCE, SOUTH 00 DEGREES, 33 MINUTES, 22 SECONDS WEST, A DISTANCE OF 16.17 FEET TO THE WESTERNMOST SOUTHEAST CORNER OF THIS TRACT;
7. THENCE, SOUTH 89 DEGREES, 26 MINUTES, 38 SECONDS WEST, AT A DISTANCE OF 297.00 FEET PASS THE PROPOSED EAST RIGHT-OF-WAY LINE OF DILLON ROAD, AT A DISTANCE OF 327.00 FEET PASS THE EXISTING EAST RIGHT-OF-WAY LINE, CONTINUED A TOTAL DISTANCE OF 307.00 FEET TO THE SOUTHWEST CORNER OF THIS TRACT;
8. THENCE, NORTH 00 DEGREES, 33 MINUTES, 22 SECONDS WEST, ALONG THE WEST LINES OF SAID LOTS 40 AND 35, A DISTANCE OF 1619.20 FEET TO THE POINT OF BEGINNING, AND CONTAINING 54.163 ACRES, OF WHICH 1.115 ACRES LIE IN THE EXISTING RIGHT-OF-WAY OF DILLON ROAD AND 0.162 OF ONE ACRE LIES IN THE PROPOSED RIGHT-OF-WAY, LEAVING A NET OF 52.886 ACRES OF LAND, MORE OR LESS.

RIGHT OF WAY EASEMENT

KNOWN 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, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS AND ASSIGNS, A PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND LAY AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS FOR THE PURPOSE FOR WHICH THE ABOVE-MENTIONED RIGHTS ARE GRANTED. THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT WHEN CONVENIENT EXCEPT THAT WHEN THE PIPELINE(S) 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 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 DESCRIBED ABOVE FOR THE PURPOSE OF LATERALLY RELOCATING 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.

THE CONSIDERATION RECITED 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 A COVENANT RUNNING WITH THE LAND FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTOR COVENANTS THAT HE/SHE 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 APPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF THE 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 PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF, THE SAID GRANTOR HAS EXECUTED THIS INSTRUMENT THE _____ DAY OF _____, 20 _____.

_____
(GRANTOR'S SIGNATURE)

ACKNOWLEDGMENT

THE STATE OF TEXAS §
COUNTY OF HIDALGO §

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED _____ KNOWN TO ME TO BE THE PERSON(S) WHOSE NAME(S) IS (ARE) SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE (SHE) (THEY) EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE _____ DAY OF _____, 20 _____.

_____
NOTARY PUBLIC, STATE OF TEXAS
MY COMMISSION EXPIRES:

GENERAL PLAT NOTES & RESTRICTIONS:

1. FLOOD ZONE STATEMENT:
FLOOD ZONE DESIGNATION: ZONE "C" (NO SHADING) ZONE "C" IS DEFINED AS AREA OF MINIMAL FLOODING. PANEL NO. 480334 0425 C. MAP REVISED NOVEMBER 15, 1982. THE AREAS WITHIN 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: 50.00 FEET ALONG DILLON ROAD AND 40.00 FEET ALONG CANTON ROAD(MILE N 1/2 N. RD.)
REAR: 10.00 FEET, OR GREATER FOR EASEMENT.
SIDE: 6.00 FEET, OR GREATER FOR EASEMENT.
CUL-DE-SAC: 10.00 FEET.
CORNER SIDE: 20.00 FEET, OR GREATER FOR EASEMENT.

3. MINIMUM FINISH FLOOR NOTE:
MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE CENTER OF STREET MEASURED AT THE CENTER OF EACH LOT, 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 IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS:
BM # 1 C.P.S. FOUND ON THE INTERSECTION OF DILLON ROAD AND CANTON ROAD (MILE 14 1/2 N.)
N= 16621414.2700 E= 1123248.6300 ELEV.=76.35
BM # 2

6. 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 117.267 CUBIC FEET (2.692 ACRE-FEET) OF STORM WATER RUNOFF. DRAINAGE DETENTION IN ACCORDANCE WITH THE LOCAL REQUIREMENTS WILL BE ACCOMPLISHED AS INDICATED IN DRAINAGE REPORT.

6. GENERAL NOTE FOR SINGLE FAMILY RESIDENCES:
NO MORE THAN ONE SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT OF THIS SUBDIVISION (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 LOWS, 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 WHICH WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.

9. CULVERT PIPES REQUIRED FOR EACH DRIVEWAY ON LOTS 13, 14, 15, 41 THROUGH 44, 71, 72, 78 THROUGH 79 AND 81 THROUGH 83 AS REQUIRED BY HIDALGO COUNTY.

10. RHODES ENTERPRISES, LTD, OWNER AND SUBDIVIDER OF AURORA VALLEY PHASE I, RETAINS AN EASEMENT UPON EACH LOT FOR THE PURPOSE OF INSTALLING AN APPROVED SIGN ON THE LOTS AS INDICATED ON SHEET NO. 1 OF THIS PLAT.

11. THIS SUBDIVISION SHALL UTILIZE SEPTIC TANKS FOR SEWAGE DISPOSAL.

12. SEWAGE SYSTEM.
A. SEPTIC TANK SYSTEM FOR DISPOSAL OF DOMESTIC SEWAGE.
B. EACH LOT ON THIS PLAT COMPLIES WITH THE REQUIRED MINIMUM OF 21,780 SQ. FT. OF LOT AREA WITH A POTABLE WATER SUPPLY.
C. TIMING DEVELOPMENT AND APPROVAL OF WASTEWATER COLLECTION AND TREATMENT SYSTEM IS NOT REQUIRED.
D. WRITTEN AGREEMENT TO CONNECT TO EXISTING WASTEWATER TREATMENT SYSTEM NOT REQUIRED.
E. SOIL ANALYSIS HAVE BEEN SUBMITTED TO HIDALGO COUNTY HEALTH DEPARTMENT AND MAY BE ALSO SEEN ON THE UTILITY LAYOUT FOR THIS SUBDIVISION AS SUBMITTED TO THE HIDALGO COUNTY PLANNING DEPARTMENT.

13. A CONSTRUCTION PERMIT ISSUED BY THE HIDALGO COUNTY IS REQUIRED BEFORE STARTING CONSTRUCTION IN ANY OF THE LOTS. EN ESPAÑOL : UN PERMISO DE CONSTRUCCIÓN EMITIDO POR PARTE DEL CONDADO DE HIDALGO ES REQUERIDO ANTES DE INICIAR CONSTRUCCIÓN EN CUALQUIER SOLAR.

14. LOTS 1 THROUGH 12, 64 AND 85 WILL HAVE SHARED DUAL ACCESS ONTO DILLON ROAD, LOTS 13 AND 83 WILL HAVE ACCESS ALONG CANTON ROAD (MILE N 1/2 N. RD.)

15. LOTS 16, 40, 79 AND 80 WILL HAVE ACCESS ALONG LUZ GRANA, LOTS 45, 70, 73 AND 74 WILL HAVE ACCESS ALONG HERMOSA VIDA.

16. THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES OF THIS SUBDIVISION

17. ALL PUBLIC UTILITY EASEMENTS DEDICATED BY THIS PLAT SHALL HAVE A MINIMUM WIDTH OF 15.00 FEET, AS PER THE HIDALGO COUNTY MODEL SUBDIVISION RULES.

18. AN OFF-STREET PARKING LOT SITE PLAN SHALL BE REQUIRED ON COMMERCIAL, INDUSTRIAL & MULTI-FAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION

COUNTY OF HIDALGO:

OWNER'S DEDICATION, CERTIFICATION AND ATTESTATION

I, M.L. RHODES, OWNER OF THE 54.158 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED "AURORA VALLEY PHASE I", HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO THE 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) SANITARY SEWER CONNECTIONS TO THE LOTS 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 AN COMPLETE.

_____ DATE: _____
M.L. RHODES
RHODES ENTERPRISES, L.T.D.
2500 S. BENTSEN PALM DRIVE, STE. 267B
MISSION, TEXAS, 78575

STATE OF TEXAS
COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS DAY PERSONALLY APPEARED "M.L. RHODES" 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 AND DECLARED THAT THE STATEMENTS THEREIN ARE TRUE AND CORRECT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREBY EXPRESSED.
GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE

_____, DAY OF_____, 20_____.

_____
NOTARY PUBLIC, HIDALGO COUNTY, TEXAS
MY COMMISSION EXPIRES:

STATE OF TEXAS
COUNTY OF HIDALGO:

I, THE UNDERSIGNED, FRED L. KURTH, A REGISTERED PROFESSIONAL ENGINEER AND REGISTERED PROFESSIONAL LAND SURVEYOR, IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT, AND IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREON DESCRIBED.

_____
FRED L. KURTH, L.P.E. # 54151, R.P.L.S. # 4750
DATE SURVEYED: 08-29-11
DATE PREPARED: 09-23-11
T-917, PG. 72 AND 75
REF. T-508, PG. 1-8
ENGINEERING JOB No. 11095.00
SURVEYING JOB No. 11095.06

STATE OF TEXAS · FRED L. KURTH · 54151 · LICENSED · PROFESSIONAL ENGINEER

STATE OF TEXAS · REGISTERED · FRED L. KURTH · 4750 · PROFESSIONAL LAND SURVEYOR

THIS PLAT APPROVED BY THE DONNA IRRIGATION DISTRICT No. 1
ON THIS THE _____ DAY OF _____, 20_____.
ATTEST:

_____
PRESIDENT

_____
SECRETARY

NOTE: DONNA IRRIGATION DISTRICT No. 1 WILL NOT BE RESPONSIBLE FOR DRAINAGE OR DELIVERY OF WATER TO ANY LOT IN THIS SUBDIVISION.

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: _____

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

WE, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF AURORA VALLEY PHASE I WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON: _____, 20_____.

_____ _____
HIDALGO COUNTY JUDGE DATE

ATTEST:

_____ _____
HIDALGO COUNTY CLERK DATE

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF AURORA VALLEY PHASE I WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY RIGHT-OF-WAY DEPARTMENT ON: _____, 20_____.

_____ _____
HIDALGO COUNTY RIGHT-OF-WAY DIRECTOR DATE

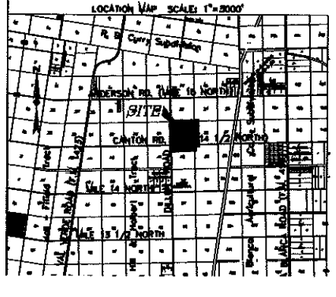
HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF AURORA VALLEY PHASE I WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON:

_____, 20_____.

_____ _____
ENVIRONMENTAL HEALTH DIVISION MANAGER DATE

LOCATION MAP SCALE: 1"=2000'



INDEX TO SHEET OF AURORA VALLEY PHASE I

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 AND ATTESTATION; IRRIGATION DISTRICT, H.C.D.D. No. 1, HIDALGO COUNTY R.O.W. DEPT., H.C. JUDGE AND H.C.H.D. CERTIFICATIONS; CLERK'S RECORDING CERTIFICATE; REVISION NOTES.

SHEET 2: ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND OSSF; ENGINEER'S CERTIFICATION (ENGLISH AND SPANISH); WATER DETAILS; REVISION NOTES.

SHEET 3: WATER AND OSSF LAYOUT; REVISION NOTES.

SHEET 4: MAP OF TOPOGRAPHY AND STORM DRAINAGE PLAN; DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE; CONSTRUCTION DETAILS; REVISION NOTES.

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

AURORA VALLEY PHASE I IS LOCATED IN THE SOUTHEAST PART OF HIDALGO COUNTY, ON THE EAST SIDE OF CANTON ROAD (MILE 14 1/2 N. ROAD). AT THE NORTH AND SOUTH SIDES OF SAID ROAD, THIS SUBDIVISION IS NOT WITHIN THE 3 NOR THE 5-MILE E.T.J. OF ANY CITY UNDER LOCAL GOVERNMENT CODE § 212.001.
THIS SUBDIVISION FALLS WITHIN PRECINCT 1.

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

ON: _____ AT _____ A/M/P.M.
DOCUMENT NUMBER: _____
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS
BY: _____ DEPUTY

REVISION NOTES

NO.	SHEET	REVISION	DATE	APPROVED

SHEET 1 OF 4

DRAWN BY: JORGE G. de ZENEA — DATE: 09-27-2011
SURVEY, CHECKED BY: _____ — DATE:
FINAL CHECK: _____ — DATE:

PRINCIPAL CONTACTS

	NAME	ADDRESS	CITY & ZIP	PHONE	FAX
OWNER:	M.L. RHODES RHODES ENTERPRISES, LTD	2500 S. BENTSEN PALM DRIVE, STE. 267-B	MISSION, TX. 78572	(956) 287-2600	(956) 287-2604
ENGINEER:	FRED L. KURTH	115 W. McINTYRE	EDINBURG, TX.78539	(956) 381-0981	(956) 381-1839
[illegible]	[illegible]	[illegible]	[illegible]	[illegible]	[illegible]

TBPE FIRM # F-1435

MELDEN & HUNT INC.
CONSULTANTS · ENGINEERS · SURVEYORS
115 W. McINTYRE — EDINBURG, TX 78541 — PH: (956) 381-0981 — FAX: (956) 381-1839
227 N. F.M. 3167 — RIO GRANDE CITY, TX 78582 — PH: (956) 487-8256 — FAX: (956) 488-8591