

PLANNING DEPT. PCTS.#1 WATER SERVICE AVAILABILTY		
	APPLICANT	APPLICATION NO.
1.	YOLANDA GUERRA	1-7566
2.		
3.		
4.		
5.		
6.		
7.		
8.		
9.		
10.		
11.		
12.		
13.		
	COMM. COURT:NOVEMBER 22, 2011	



PLANNING DEPARTMENT

County of Hidalgo

Rev. 02-19-10

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 ① 2 3 4

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

Application No: 1-7566

HIDALGO COUNTY CERTIFICATE OF WATER SERVICE AVAILABILITY UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)

Upon the application of:

Name: Kolanda Guerra

Address: 6745 N Mile
4 1/2 W Weslaco
TX 78596

Phone: 956-376-6366

Approved by Environmental Health:	Temporary Service Authorized Signature	Final Service Authorized Signature
Inspection/Permit No:		<u>50292</u>
Date Approved:	<u>1 1</u>	<u>10/16/2011</u>

Water Supplier: N.A.W.S

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

Account/ESI No.: 160888-006
 Temporary Pole Permanent Service

who is the person requesting utility service to subdivided land ("land") described as follows:

Kolanda Guerra Adams Tract Ft#1034
2 Acre

[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

and who has submitted to the court an affidavit as required by Local Govt. Code Sec. 232.029 (f),
on _____, 20____, the Hidalgo County Commissioners Court approved the
issuance of this certificate stating as follows (strike through the statement that does not apply)

The land was not subdivided after September 1, 1995, and water service is available
within 750 feet of the land.

~~OR~~

The land was not subdivided after September 1, 1995, and water service is available more than 750 feet from the
subdivided land and the extension of water service to the land may be feasible, subject to a final determination by the
water service provider.

[Signature]
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



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Precinct (1) 2 3 4

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

Application No: 1-7566

**AFFIDAVIT
TO APPLY TO THE COUNTY OF HIDALGO
FOR CERTIFICATE OF WATER SERVICE AVAILABILITY
UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)**

[Note: To be eligible, the land must not have been subdivided after September 1, 1995.]

THE STATE OF TEXAS §
COUNTY OF HIDALGO §

BEFORE ME, the undersigned authority, on this day personally appeared

Kolanda Guerra Oralia S Garcia

Known to me [or proved to me in the oath of TXDL 08019196 or through
(description of federal or state government ID card with photograph and signature)],
who swore on oath that the following two statements are true:

1. "I am requesting utility service to the following described land:

ADAM'S TRACT Lot 1034."

[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

2. "The land described above has been sold or conveyed to me."

AND [strike through the statement below that does not apply]

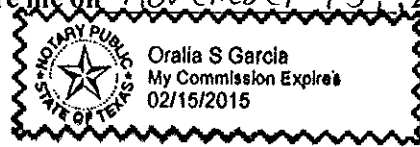
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-OR-

3B. "The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999."

Oralia S Garcia (Signature)

SUBSCRIBED AND SWORN TO before me on November 15, 2011, to certify which, witnesses my hand and seal of office.



NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

Chapter 232 Texas LGC Application

APPLICATION NO:

1-7566

Nov. 23, 2010

COUNTY OF HIDALGO
PLANNING DEPARTMENT

1902 JOE STEPHENS WESLACO TX 78596
TEL 968-4724 FAX 447-8612

A0800-00-000-1034-06

[1] OWNER: GUERRA, YOLANDA
837 S VIRGINIA AVE

MERCEDES TX 78570-3449
Telephone No.

[7] LEGAL DESC./NAME OF SUBDIVISION
ADAMS TRACT W208'-E727'-S208'-
S20AC TR 3 FT 1034 1AC GR 0.92
AC NET

LOCATION: 0 1015 & MILE 8

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: META

[4] PURPOSE OF APPLICATION: MOBILE HOMES
44-MOBILE HOMES

[10] EST. COST OF CONST.: \$8,500

[5] SIZE OF STRUCTURE: 1,056 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
NO

[6] USE OF BUILDING: RES ZONE X

Special Conditions: No construction allowed over any easements.
MUST COMPLY WITH COUNTY SETBACKS & REGULATIONS.
FRONT 50' REAR 50' SIDE'S 6' FINISH FLOOR OF ELEV.
18" ABOVE NATURAL GROUND.

FOR COUNTY USE ONLY
APPLICATION FEES

Angie Chay 11/23/10
Prepared by Date

OTHER 30
TOTAL AMOUNT \$30.00

T.J. Amendt 8/19/10
Approved by Date

Light [X] Water [X]
Flood Zone: NO Panel No. /Suffix: 04506 Pct: 0
Community No.: 410334
Certification of Elevation
Required: YES NO BFE

[Signature] 11/23/10
Signature of Owner or Applicant Date

- 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.

[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.

2251
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Revised 10-85.
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P/S
VOL 2599 PAGE 303

WARRANTY DEED

66718

Date: March 14, 1988

Grantor: PEDRO MEDRANO

Grantor's Mailing Address (including county): P.O. Box 1121, Mercedes, Hidalgo County, Texas 78570

Grantee: YOLANDA GUERRA, a feme sole

Grantee's Mailing Address (including county): 837 S. Virginia, Mercedes, Hidalgo County, Texas 78570

Consideration: TEN AND NO/100 (\$10.00) DOLARS, and other good and valuable consideration paid by the grantee herein, the receipt of which is hereby acknowledged.

Property (including any improvements):

A one (1) acre tract of land situated in Farm Tract 1034, Adams Tract Subdivision, Llano Grande Grant, Hidalgo County, Texas, and said one acre tract also being a part of called South 20 acres of Farm Tract (Deed Ref: Vol 564, Page 81, Deed Records, Hidalgo County, Texas), said one acre also described as follows:
BEGINNING at a #4 rebar 24" long with a plastic cap stamped "RLS 1651" set for the southeast corner of this tract, said rebar being on the south line of said Farm Tract 1034 and bears WEST 519.00 feet from the southeast corner of said Farm Tract 1034 and southeast corner of said 20 acres. THENCE, west, 208.00 feet along the South line of said Farm Tract to a #4 rebar (same as above) set for corner. THENCE, North, 208.00 feet to a #4 rebar (same as above) set for corner; THENCE, East, 208.00 feet to a #4, rebar (same as above) set for corner; THENCE, SOUTH, 208.00 feet to the PLACE OF BEGINNING and containing 1 acre of land, more or less.

SAVE AND EXCEPT: a 15 foot egress and ingress easement on the north side of tract, as shown on a copy of said partition survey attached hereto, labelled Exhibit "A" and made a part hereof.

Reservations from and Exceptions to Conveyance and Warranty:

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, and successors to warrant and forever defend all and singular the property to Grantee and Grantee'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.

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

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Pedro Medrano
Pedro Medrano

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 14th day of March, 1988
by Pedro Medrano

Teresita M. Garcia
Notary Public, State of Texas
Notary's name (printed): Teresita M. Garcia
Notary's commission expires: November 21, 1989

(Corporate Acknowledgment)

STATE OF TEXAS
COUNTY OF

This instrument was acknowledged before me on the _____ day of _____, 19____
by _____ of _____
a _____ corporation, on behalf of said corporation.

Notary Public, State of Texas
Notary's name (printed):

Notary's commission expires:

923 Terry Garcia

AFTER RECORDING RETURN TO:
YOLANDA GUERRA,
837 South Virginia
MERCEDÉS, TEXAS 78570

PREPARED IN THE LAW OFFICE OF:
VANBERG & FLORES
ATTORNEYS AT LAW

66718

HIDALGO COUNTY, TEXAS
COURT CLERK
WILLIAM BILLY LEO
88 MAY 19 PM 3 57

REC'D
MAY 19 1988

(1983)

Vol. 1896 Page 528

00013

DRED OF PARTITION

THE STATE OF TEXAS, *
COUNTY OF HIDALGO. * KNOW ALL MEN BY THESE PRESENTS:
*

THAT WHEREAS, we, OLIVIA B. MEDRANO, ALVARO JOSE MEDRANO, JUAN ANDRES MEDRANO, JUANITA MEDRANO, OLIVIA MEDRANO BENFORD, MARIA ESTHER MEDRANO HOLT, JORGE MEDRANO, TERESITA MEDRANO GARCIA, PEDRO MEDRANO and RAMON MEDRANO, all dealing in our sole and separate property, have and hold in common that certain real estate situated in Hidalgo County, Texas and more particularly described as follows:

The South Twenty (20) acres of Farm Tract 1034, Adams Tract Subdivision, Hidalgo County, Texas, SAVE AND EXCEPT one (1) acre, more or less, out of the southeast corner thereof, conveyed to Julian Cantu by deed dated March 7, 1963 and recorded in Volume 1050, Page 575, Deed Records of Hidalgo County, Texas, reference to which is here made for a more complete and accurate description of said one (1) acre tract.

NOW, THEREFORE, in consideration of the covenants herein contained and the conveyance herein made and to effect such partition, it is hereby COVENANTED, GRANTED, CONCLUDED, AND AGREED by, between, and among said parties and each of them COVENANTS, GRANTS, CONCLUDES, AND AGREES, for himself, themselves, his and her heirs, personal representatives, and assigns; that a partition of said property to be made as follows, to-wit:

1. The said MARIA ESTHER MEDRANO HOLT, of P. O. Box 1121, Mercedes, Texas 78570, shall from henceforth have, hold, possess, and enjoy, in severalty, by herself and to her and her heirs, personal representatives, and assigns, for her part, share, and proportion of the said property, free from any and all claims of the other parties hereto, all of that certain real estate lying and being situated in Hidalgo County, Texas, referred to herein as TRACT ONE, and more particularly described according to a partition survey dated April 19, 1983 by Allen E. Chelf, R. P. S., as follows:

One acre of land situated in Farm Tract 1034, Adams Tract Subdivision in the Llano Grande Grant, Hidalgo County, Texas; said one acre tract also being a part or portion of called South 20 acres of said Farm Tract (Deed Ref: Vol. 564, Page 81, Deed Records, Hidalgo County, Texas), and said one acre also being more particularly described as follows: