

PLANNING DEPT. PCTS 2 & 4 WATER SERVICE AVAILABILTY		
	APPLICANT	APPLICATION NO.
1.	Maria E. Salinas	R113408
	COMM. COURT: February 7, 2012	



PLANNING DEPARTMENT

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 1 2 3 4

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

Application No: R1134108

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

Upon the application of:

Name: Maria E Salinas

Address: 420 Delia Dr.
Edinburg, TX 78542

Phone: 956-207-8884

Approved by Environmental Health:	Temporary Service Authorized Signature	Final Service Authorized Signature
Inspection/Permit No:		
Date Approved:	<u>/ /</u>	<u>/ /</u>

Water Supplier: North Alamo Water Supply

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

Account/ESI No.: NA
 Temporary Pole Permanent Service

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

Same as above
Alamo Land + Sugar Lot # 9 Blk # 56

[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.~~

Efran Abalbo
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

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956-205-7045
956-205-7049

Precinct 1 2 3 4

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

Application No: 12113408

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

Maria E Salinas

Known to me [or proved to me in the oath of _____ or through
TDL # 10628833 (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:

Alamo Land & Sugar Co (W 198' - W 88' - E 220) Lot # 9
2 Acres (W 88' - E 220 - N 990) Blk 56
[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]

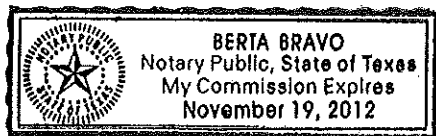
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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."

Maria E Salinas (Signature)

SUBSCRIBED AND SWORN TO before me on January 23, 2012, to certify which, witnesses my hand and seal of office.



Berta Bravo
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

* Please Note *
This clearance is
for an existing home
therefore no permit
was issued. First time
service. Maria Cerda
956-318-2840

HIDALGO COUNTY APPRAISAL DISTRICT
 PROPERTY 113408 R 11/20/2004 OWNER ID 101654
 Legal Description: ALAMO LAND & SUGAR CO N198-W88-E220-LOT 9 BLK 56
 40AC NET
 OWNER ID 101654
 OWNERSHIP 100.00%
 PROPERTY APPRAISAL INFORMATION 2012
 SALINAS MARIA E
 4610A E WISCONSIN RD
 EDINBURG, TX 78542-2164
 ACRES: .4000
 EFF. ACRES:
 APPR VAL METHOD: Cost
 SKETCH for Improvement #2 (RESIDENTIAL)

Ref ID1: 164452 Ref ID2: R113408
 A1800-00-056-0009-15

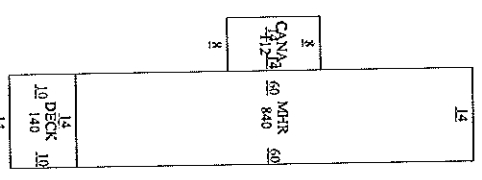
ENTITIES Values
 CAD 100% IMPROVEMENTS 15,249
 DR1 100% LAND MARKET + 22,036
 FD3 100% MARKET VALUE = 37,285
 GHD 100% PRODUCTIVITY LOSS - 0
 JCC 100% APPRAISED VALUE = 37,285
 R15 100%
 SEB 100%
 SST 100%
 HS CAP LOSS - 0
 ASSESSED VALUE = 37,285

SITUS GENERAL
 UTILITIES LAST APPR. O4
 TOPOGRAPHY LAST APPR. YR 2009
 ROAD ACCESS LAST INSP. DATE 01/19/2009
 ZONING NEXT INSP. DATE
 NEXT REASON

REMARKS (2010) I1 & I2=N/C (2009) I1 & I2=N/C (2008) I1=ADJ MA DIMS & I2=N/C 06 (2007) I1=ADJ MA DIMS & I2=N/C 06 (2006) I1=ADJ MA DIMS & I2=N/C 06 (2005) I1=ADJ CL,% ENC POR &

BUILDING PERMITS
 ISSUE DT PERMIT TYPE PERMIT AREA ST PERMIT VAL

SALE DT PRICE GRANTOR DEED INFO
 12/12/1983 Unknown CONV / 1915 / 784



SKETCH COMMANDS
 MHR U60,R14,D60,L14
 DECK R14,D10,L14,U10
 CANVA M123,L8,U14,R8,D14

SUBD: A180000 100.00% NBHD: NBHD

#	TYPE	DESCRIPTION	MTHD	CLASS/SUBCL	AREA	UNIT PRICE	BUILT	EFF YR	COND.	VALUE	DEPR	PHYS	ECON	FUNC	COMP	ADJ	ADJ VALUE	IMPROVEMENT FEATURES
1	MHR	MANUFACTURED	M	MHEC*	840.0	17.60	1978	1978	00	15,372	20%	0%	0%	0%	100%	0.20	3,074	Flooring
2	DECK	MH DECK	M	MHEC*	140.0	8.00	1978	1978	00	1,120	20%	0%	0%	0%	100%	0.20	224	Exterior Wall
3	CANVA	NO SLAB ALM	M	MHEC*	112.0	4.60	1978	1978	00	515	20%	0%	0%	0%	100%	0.20	103	Roof Covering
4	RESIDENTIAL									17,007							3,401	Construction Style
5																		Foundation
6																		Heating/Cooling
7																		
8																		
9																		
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SUBD: A180000 100.00% NBHD: NBHD
 LAND INFORMATION IRR Wells: 0 Capacity: 0
 IRR Acres: 0
 MKT VAL AG APPLY AG CLASS AG TABLE AG UNIT PRG AG VALUE

CASH WARRANTY DEED

5779

M/Siw

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

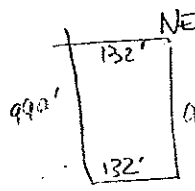
That I, MARIA E. SALINAS, a feme sole, whose Social Security Number is 559-13-5099, whose address is Route 6, Box 516-B, Edinburg, Texas 78539, of the County of Hidalgo, State of Texas for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable consideration to the undersigned paid by LUZ SALINAS and FLORA R. SALINAS, husband and wife, Grantees herein named, the receipt and sufficiency of which is hereby acknowledged, have GRANTED, SOLD AND CONVEYED, and by these presents do GRANT, SELL AND CONVEY unto LUZ SALINAS and FLORA R. SALINAS, whose Social Security Numbers are: 454-54-1928 and 452-62-0540, respectively, and whose address is Route 6, Box 516-A, Edinburg, Texas 78539, of the County of Hidalgo, State of Texas, all of the following described real property in Hidalgo County, Texas, to-wit:

A tract of land containing three (3) acres, being the East Three (E 3) acres of the North Thirty (N 30) acres of Lot Nine (9), Block Fifty-six (56), Alamo Land & Sugar Company Subdivision, Hidalgo County, Texas and being more particularly described as follows:

BEGINNING at a 60 penny nail found in the Northeast corner of Lot 9 for the Northeast corner of this tract; THENCE, with and along the East line of Lot 9, South at a distance of 20.0 feet pass a 1/2 inch iron rod found in the South right-of-way line of Wisconsin Road, a 40.0 foot county road, a total distance of 990.0 feet to a 1/2 inch iron rod found in the Southeast corner of the North 30.0 acres for the Southeast corner of this tract; THENCE, with and along the South line of the North 30.0 acres, West a distance of 132.0 feet to a 3/4 inch iron pipe set forth the Southwest corner of this tract; THENCE, along a line parallel to the East line, North a distance of 970.0 feet pass a 3/4 inch pipe set in the South right-of-way line of Wisconsin Road, a total distance of 990.0 feet to a 60 penny nail set forth Northwest corner of this tract; THENCE, with and along the North line of Lot 9, and the centerline of Wisconsin Road, East a distance of 132.0 feet to the corner of beginning, said tract containing 3.0 acres, more or less; SAVE AND EXCEPT all of the oil, gas and other minerals in and under said land.

This conveyance is made SUBJECT TO the following:

1. Easements, rules, regulations, rights and liens in favor of Hidalgo County Irrigation District No. 2.
2. Underground irrigation line running East and West across said property, centered on a line 198 feet from



the North boundary line of said tract.

3. Taxes for the year 1987, and subsequent years. Buyer expressly assumes and agrees to pay any Roll-Back Taxes which may accrue as a result of the change of usage or ownership of the hereinabove described property.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said Grantees, their heirs and assigns forever; and Grantor does hereby bind herself, her heirs, executors and administrators, to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said Grantees, their heirs and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof.

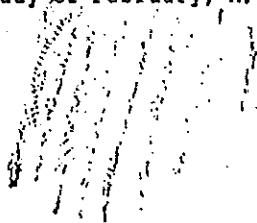
WITNESS MY HANDS at Edinburg, Texas, on this the 5th day of February, A. D. 1987.

Maria E. Salinas

MARIA E. SALINAS

THE STATE OF TEXAS :
COUNTY OF HIDALGO :

THIS instrument was acknowledged before me on the 6th day of February, A. D. 1987, by MARIA E. SALINAS.



Jennie H. Gonzalez

NOTARY PUBLIC IN AND FOR HIDALGO
COUNTY, T E X A S

Notary's Printed Name:
Jennie H. Gonzalez
My commission expires: 6-14-90

Vol 2404 PAGE C80

FEB 12 PM 1 23

5779

MARIA E. SALINAS

TO

LUZ SALINAS, ET UX

CASH WARRANTY DEED

RETURN TO:

CK 8725

B. R. STEWART
P. O. Box 330
Edinburg, Texas 78540

WARRANTY DEED WITH VENDOR'S LIEN
46376

Handwritten signature

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

That JACK McCLELLAND, a single man, BENITO ESTIMBO, not joined by my wife for the reason that the property herein described constitutes no part of our homestead and MAXINE McCLELLAND, a feme sole of Hidalgo County, Texas, herein called Grantors, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration to us cash in hand paid, and secured to be paid by MARIA E. SALINAS, a feme sole herein called Grantee, as follows:

FIRST The sum of Ten and No/100 (\$10.00) Dollars, and other good and valuable consideration to us cash in hand paid, the receipt and sufficiency of which is hereby acknowledged.

SECOND the execution and delivery by Grantee of his one certain promissory note of even date herewith, in the principal sum of Thirteen Thousand and No/100 (\$13,000.00) Dollars, payable to the order of HIDALGO SAVINGS & LOAN ASSOCIATION in monthly installments and bearing interest as therein provided, containing the usual clauses providing for acceleration of maturity and for attorney's fees, and being further secured by Deed of Trust with power of sale against the hereinafter described property to JOPSEH P. BOND, JR., Trustee,

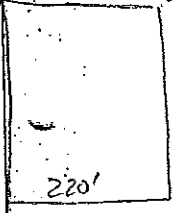
have GRANTED, SOLD AND CONVEYED, and by these presents do GRANT, SELL AND CONVEY, unto the said MARIA E. SALINAS, whose address is 901 West Cooper, Edinburg, Texas 78539 of the County of Hidalgo, State of Texas, all that certain tract or parcel of land lying and being situated in Hidalgo County, Texas, described as follows, to-wit:

A tract of land containing 5.0 acres being the East 5.0 acres of the North 30.0 acres of Lot Nine (9), Block Fifty-six (56), Alamo Land & Sugar Company Subdivision, Hidalgo County, Texas and being more particularly described as follows:

BEGINNING at a 60 penny nail found in the Northeast corner of Lot 9 for the Northeast corner of this tract; THENCE, with and along the East line of Lot 9, South at a distance of 20.0 feet pass a 1/2 inch iron rod found in the South right-of-way line of Wisconsin Road, a 40.0 foot county road, a total distance of 990.0 feet to a 1/2 inch iron rod found in the Southeast corner of the North 30.0 acres for the Southeast corner of this tract; THENCE, with and along the South line of the North 30.0 acres, West a distance of 220.0 feet to a 3/4 inch iron pipe set for the Southwest corner of this tract; THENCE, along a line parallel to the East line, North at a distance of 970.0 feet pass a 3/4 inch pipe set in the South right-of-way line of Wisconsin Road, a total distance of 990.0 feet to a 60 penny nail set for the Northwest corner of this tract; THENCE, with

220' NE

990'



and along the North line of Lot 9 and the centerline of Wisconsin Road, East a distance of 228.8 feet to the corner of beginning, said tract containing 5.8 acres, more or less; SAVE AND EXCEPT all of the oil, gas and other minerals in and under said land.

This conveyance is made SUBJECT TO the following:

1. Easements, rules, regulations, rights and liens in favor of Hidalgo County Irrigation District No. 2.
2. Taxes for the year 1984, and subsequent years and any roll back taxes assessed subsequent to 1983.

The Grantors herein hereby TRANSFER, ASSIGN and CONVEY to HIDALGO SAVINGS & LOAN ASSOCIATION, its successors and assigns, the Vendor's Lien and superior title in and to the above described property, which they have by virtue of being the Vendors herein, and release by the said HIDALGO SAVINGS & LOAN ASSOCIATION, its successors or assigns, will be a full and complete release of the lien herein retained.

TO HAVE AND TO HOLD the above described premises, together with all and singular, the rights and appurtenances thereto in anywise belonging unto the said Grantee, his heirs assigns, and we do hereby bind ourselves, our heirs, executors and administrators, to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said Grantee, his heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

But it is expressly agreed and stipulated that the Vendor's Lien is retained against the above described property, premises and improvements, until the above described note and all interest thereon are fully paid according to its face and tenor, effect and reading, when this deed shall become absolute.

WITNESS OUR HANDS, on this the 6th day of December, A. D. 1983.

Jack McClelland
Jack McClelland

Benito Estimbo
Benito Estimbo

Maxine McClelland
Maxine McClelland

STATE OF TEXAS :
COUNTY OF HIDALGO :

This instrument was acknowledged before me on this the 9th day of December, A. D. 1983, by JACK McCLELLAND, BENITO ESTIMBO, and MAXINE McCLELLAND.



Jennie H. Gonzalez
Notary Public, Hidalgo County,
TEXAS

JENNIE H. GONZALEZ
NOTARY PUBLIC STATE OF TEXAS
COMMISSION EXPIRES: 6-14-86

46376

JACK MCCLELLAND, ET AL

TO

MARIA E. SALINAS

FILE FOR RECORD
1933
JUN 12 11 3 59
VENDOR SCOLEN
WARRANTY FREDERICK
HOUSTON TEXAS

CHARGE: USLIFE COMPANY

Return To:

B. R. STEWART
P. O. BOX 390
EDINBURG, TEXAS 78542

WISCONSIN RD.

0011-00

A1800-00-055-0012-03
36.0 AC

12

RENTON RD.

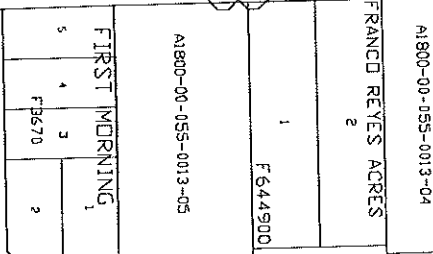
0014-01
55-0014-02

-05
-03

A1800-00-055-0013-01
A1800-00-055-0013-11

A1800-00-055-0013-03
A1800-00-055-0013-10

A1800-00-055-0013-02



A1800-00-051-0004-01
A1800-00-051-0004-02

-03

CESAR CHAVEZ ROAD

A1800-00-052-0001-00
A1800-00-052-0001-01

A1800-00-052-0001-02

16

A1800-00-056-0016-05

-08

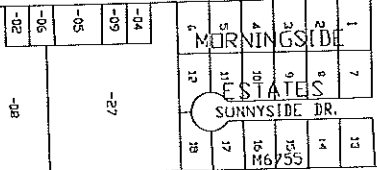
A1800-00-056-0016-02

A1800-00-056-0016-07

-04

A1800-00-056-0016-03 -04

A1800-00-056-0009-10



-04

-09

-05

-06

-02

-08

A1800-00-056-0009-03

A1800-00-056-0009-01

A1800-00-056-0009-20

A1800-00-056-0009-31

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A1800-00-056-0009-18

-15

-19

056-0010-06
GOMEZ, ROBERT

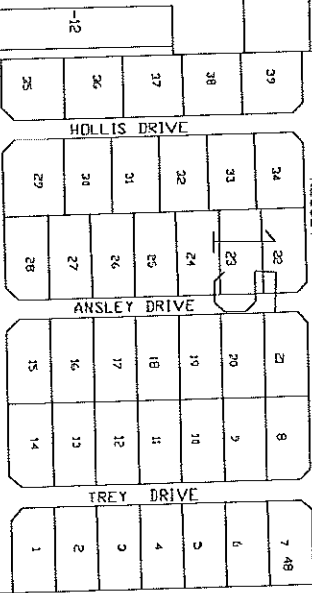
-05
ARTEAGA

056-0010-04
ARTEAGA, MARTIN

A1800-00-056-0010-03
ARTEAGA, JUAN P

10

A1800-00-056-0010-01
MORENO, ALEJANDRO



-12

-02

-01

-04

-06

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-04

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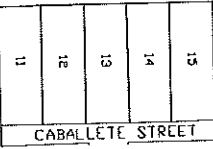
-01

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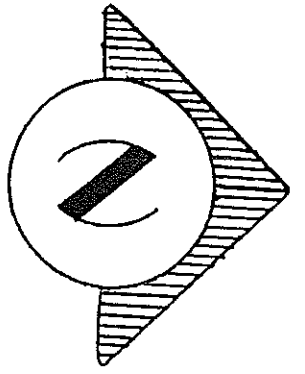
-01

-06 Lot 1



A1800-00-052-0003-01
BREAUX ARTHUR

2



ROUGH PLAT

FOR
60 COUNTY APPRAISAL DIST
PURPOSES ONLY

SCALE 1" = _____

Alamo Land & Sugar Co

ISSD: _____

DATE _____

STAFF
CODE# _____

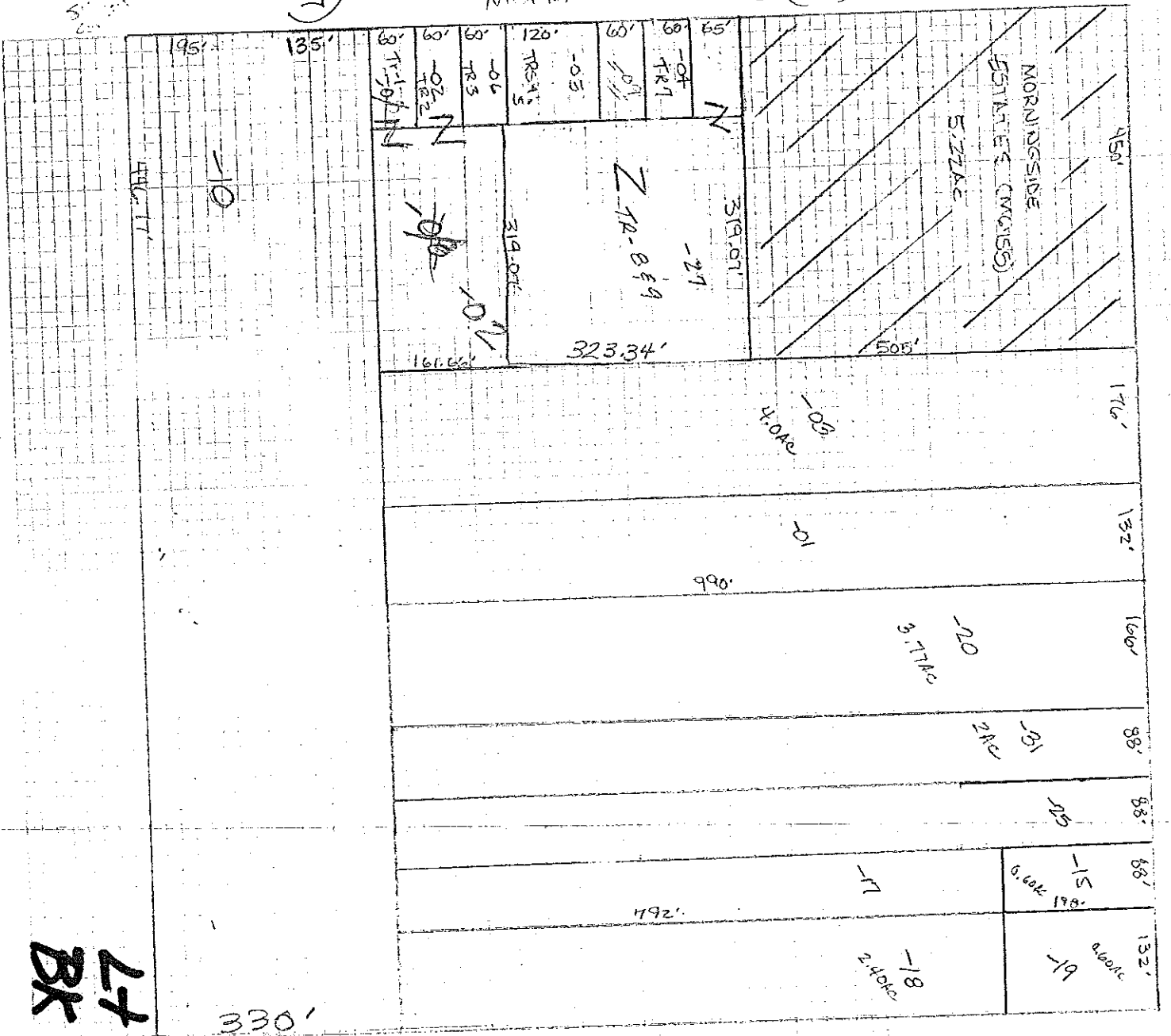
C-6 (27)

12/14/98

56

MORNING SIDE (60')

WISCONSIN LN (60')



279
BK 56