



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 D2 3 4

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

Application No: 1-8647

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

Upon the application of:

Name: Maria C. Torres

Address: 506 W. Athol
San Juan, TX

78589
Phone: (956) 650-1753
(956) 787-4497

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

Water Supplier: NAWSC

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

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

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

Capizallo Dist Lot # 2 B1K 64

[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.

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: 1-8647

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 C. Torres _____,

Known to me [or proved to me in the oath of _____ or through
Texas DL# 07083499 (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:

Capiisillo Dist. Lot 2 Box 64 _____."

[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]

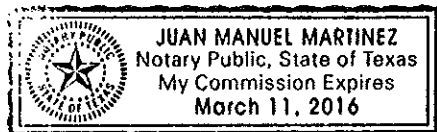
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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 C Torres (Signature)

SUBSCRIBED AND SWORN TO before me on February 13th, 2011, to certify which, witnesses my hand and seal of office.



[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

Chapter 232 Texas LGC Application

APPLICATION NO:

1-8647

Feb. 13, 2012

COUNTY OF HIDALGO
PLANNING DEPARTMENT

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

C1400-00-64A-0019-00

[1] OWNER: TORRES, MARIA C.

506 ATHOL ST.
SAN JUAN, TX 78589

Telephone No. 650-1753

[7] LEGAL DESC./NAME OF SUBDIVISION
CAPISALLO E1/2 LOT 19 R/S OF L
OT 2 BLK 64 0.50AC GR 0.46AC N
ET

LOCATION: 0 MILE 1 EAST & MILE 9

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: OTHE

[4] PURPOSE OF APPLICATION: NEW RESIDENCE
25-RESIDENTIAL NEW SINGLE DWELLING

[10] EST. COST OF CONST.: \$100,000


[5] SIZE OF STRUCTURE: 2,597 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

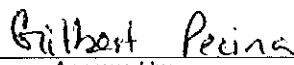
[6] USE OF BUILDING: RES. ZONE X

Special Conditions: No construction allowed over any easements.
MUST COMPLY W/ALL COUNTY SETBACKS & REG.
FRONT 50' REAR 15' SIDES 6' FINISH FLOOR ELEV.
18" ABOVE NATURAL GROUND

FOR COUNTY USE ONLY APPLICATION FEES


Prepared by

2 / 13 / 12
Date


Approved by

2 / 09 / 12
Date


Signature of Owner or Applicant

2-13-12
Date

OTHER _____
TOTAL AMOUNT \$30.00

Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 0450C Pct: 1

Community No.: 480334

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.

[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 OF THE 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.

SPECIAL WARRANTY DEED

Effective Date: December 1, 2011

2266471

Grantor: GUADALUPE ZAMORA JILPES of McAllen, TX, LIDIA ZAMORA LOPEZ of Mercedes, TX, VELIA ZAMORA CRUZ of McAllen, TX, NOELIA ZAMORA PEREZ of Mercedes, and YOLANDA ZAMORA TREVINO of Mercedes, TX; not joined herein by their spouses, if any, as this is their separate property and estate, and it does not constitute any part of their homestead it being property inherited from their mother, MARIA F. ZAMORA also known as MARIA FELICIANA MALDONADO ZAMORA also known as MARIA F. ADALPE.

Grantor's Mailing Address: c/o 506 Athol Ave.
San Juan, Texas 78589
(Hidalgo County)

Grantee: MARIA CARLOTA ZAMORA TORRES, as her separate property and estate

Grantee's Mailing Address: 506 Athol Ave.
San Juan, Texas 78589
(Hidalgo County)

Consideration: TEN AND NO/100 DOLLARS (\$10.00), including an agreed settlement with Grantees

Property (including any improvements):

ALL OF OUR UNDIVIDED INTEREST IN THE FOLLOWING PROPERTY:

The East One-half (1/2) of a 1.0 acre tract of land out of the East 20.0 acres of Lot 2, Block 64, Capisallo District Subdivision of land in Llando Grande Grant, described by metes and bounds as follows, to-wit:

For the PLACE OF BEGINNING, and for the Southeast corner of this 1.0 acre tract, an iron pin set in the East line of Lot 2, at a distance of 660.0 feet North of its Southeast corner;

THENCE North along the East line of Lot 2, for a distance of 132.0 feet to an iron pin for the Northeast corner of this tract;

THENCE 90° to the left, or West, along the North line of this tract and parallel to the South line of Lot 2, for a distance of 330.0 feet to an iron pin set for the Northwest corner of this tract;

THENCE 90° to the left, or South, along the West line of this 1.0 acre tract, and parallel to the East line of Lot 2, for a distance of 132.0 feet to an iron pin set for the Southwest corner of this tract;

THENCE 90° to the left, or East, along the South line of this tract, and parallel to the South line of Lot 2, for a distance of 330.0 feet to the PLACE OF BEGINNING, and for closure, containing 1.0 acre, more or less.

Reservations and Exceptions to Conveyance and Warranty:

1. Any easements and rights-of-way, visible or recorded, burdening said property or any part thereof.
2. Any oil, gas and/or other mineral lease or reservation now existing or covering said

- property or any part thereof.
3. All oil, gas and other minerals including but not limited to uranium and any by-products which are expressly reserved by the present owners.
 4. All valid easements, rules, regulations and rights in favor of any governmental or quasi-governmental entity having jurisdiction over said property or any part hereof.
 5. All restrictions, conditions and covenants effecting said property or any part hereof.
 6. All reservations as may appear upon the recorded map and dedication of said subdivision.
 7. Taxes for 2012 and subsequent years, the payment of which Grantee assumes.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the 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 way belonging, to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof when the claim is by, through or under Grantors but not otherwise except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

NO TITLE EXAMINATION WAS REQUIRED IN CONNECTION WITH THE PREPARATION OF THE DOCUMENTATION CONCERNING THE CONVEYANCE OF THE ABOVE DESCRIBED PROPERTY, NOR WAS ANY MADE. THE PREPARER EXPRESSES NO OPINION AS TO TITLE TO THE PROPERTY.

Guadalupe Zamora Jilpes

 GUADALUPE ZAMORA JILPES

Lidia Zamora Lopez

 LIDIA ZAMORA LOPEZ

Velia Zamora Cruz

 VELIA ZAMORA CRUZ

Noelia Zamora Perez

 NOELIA ZAMORA PEREZ

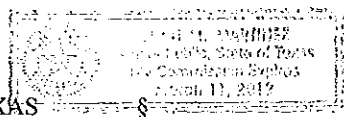
Yolanda Zamora Trevino

 YOLANDA ZAMORA TREVINO

STATE OF TEXAS §

COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 8th day of December, 2011 by
GUADALUPE ZAMORA JILPES.



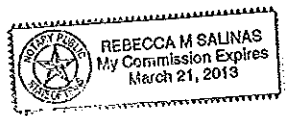
[Signature]

 Notary Public, State of Texas

STATE OF TEXAS §

COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 9th day of December, 2011 by
LIDIA ZAMORA LOPEZ.



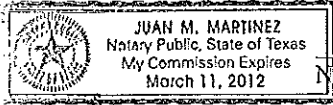
Rebecca M. Salinas

 Notary Public, State of Texas

STATE OF TEXAS §

COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 6th day of December, 2011 by
VELIA ZAMORA CRUZ.

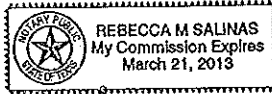


[Signature]
Notary Public, State of Texas

STATE OF TEXAS §

COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 5th day of December, 2011 by
NOELIA ZAMORA PEREZ.

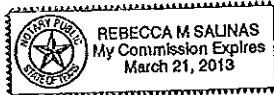


Rebecca M. Salinas
Notary Public, State of Texas

STATE OF TEXAS §

COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 5th day of December, 2011 by
YOLANDA ZAMORA TREVINO.



Rebecca M. Salinas
Notary Public, State of Texas

RRC:dh
c:\dee\cli\zamora,maria\special\wd-5sibflings

PREPARED IN THE LAW OFFICE OF:
CARDENAS, WHITIS & STEPHEN, L.L.P.
100 South Bicentennial
McAllen, Texas 78501

CHARGE & RETURN TO:
RUBEN R. CARDENAS
100 S. Bicentennial Blvd.
McAllen, Texas 78501

NO. C-3014-83-B ✓

IN THE MATTER OF THE
MARRIAGE OF

CARLOS ZAMORA

MARIA F. ZAMORA

AND IN THE INTEREST OF
BENITO ZAMORA, A CHILD

IN THE 93rd DISTRICT COURT

OF

476405

HIDALGO COUNTY, TEXAS

DECREE OF DIVORCE

On the 10th day of February, 1984, the Petitioner, CARLOS ZAMORA, appeared in person and by attorney and announced ready for trial.

The Respondent, MARIA F. ZAMORA, waived issuance and service of citation by waiver duly filed and did not otherwise appear.

The Court, having examined the pleadings and heard the evidence and argument of counsel, finds that all necessary residence qualifications and prerequisites of law have been legally satisfied, that this Court has jurisdiction of all the parties and subject matter of this cause, and that the material allegations contained in Petitioner's pleadings are true. A jury was waived, and all matters in controversy, including questions of fact and of law, were submitted to the Court. All persons entitled to citation were properly cited.

IT IS DECREED that CARLOS ZAMORA, Petitioner, and MARIA F. ZAMORA, Respondent, be and they are hereby divorced.

The Court finds that the parties are not now expecting another child of the marriage and that Petitioner and Respondent are the parents of the following child now under 18 years of age:

NAME: Benito Zamora
BIRTHPLACE: Mercedes, Texas

SEX: Male
BIRTHDATE: July 21, 1973

The Court, having considered the circumstances of the parents and of the child, finds that the following orders are in the best interest of the child:

IT IS DECREED that MARIA F. ZAMORA be and is hereby appointed Managing Conservator of the child.

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IT IS DECREED that the Managing Conservator shall have all the rights, privileges, duties, and powers of a parent, to the exclusion of the other parent, subject to the rights, privileges, duties, and powers granted to any possessory conservator named in this decree.

IT IS DECREED that CARLOS ZAMORA be and is hereby appointed Possessory Conservator of the child.

IT IS DECREED that the Possessory conservator shall have possession of the child at such reasonable times as may be agreed upon by the parties.

The Possessory Conservator is hereby ORDERED to return the children to the Managing Conservator immediately at the end of each period of possession.

The Managing Conservator is hereby ORDERED to surrender the children to the Possessory Conservator at the beginning of each period of possession.

IT IS DECREED that the Possessory Conservator shall have the following rights, privileges, duties, and powers during the period of possession:

the duty of care, control, protection, and reasonable discipline of the child;

the duty to provide the children with clothing, food, and shelter; and

the power to consent to medical and surgical treatment during an emergency involving an immediate danger to the health and safety of the child.

IT IS DECREED that CARLOS ZAMORA pay to MARIA F. ZAMORA, child support in the amount of \$80.00 per month, with the first payment being due and payable on the 1st day of March, 1984, and a like payment being due and payable on the same day of each month thereafter until the child reaches the age of 18 or is otherwise emancipated.

All payments shall be made through Hidalgo County District Clerk, Courthouse, Edinburg, Texas 78539.

The Court finds that the following is just and right,

having due regard for the rights of each party.

IT IS DECREED that the estate of the parties be divided as follows:

Petitioner is awarded the following as Petitioner's sole and separate property, and Respondent is hereby divested of all right, title, and interest in and to such property:

The west one-half acre of a one-acre tract out of the East 20 acres of Lot 2, Block 64, Capasillo Dist. Subdivision of lands in Llano Grande Grant, as more fully described in a deed recorded in Volume 1352, Page 463, of the Deed Records of Hidalgo County, Texas, and Petitioner shall assume the balance due on a Builder's & Mechanic's lien note to Jose Esparza, dated April 10, 1979, secured by said property.

All household furniture, furnishings, fixtures, goods, appliances, and equipment in the possession of or subject to the control of Petitioner.

The produce-hauling business which Petitioner has been operating including but not limited to all trucks, equipment, furnishings, inventory, cash, accounts, goods, and supplies; all personal property used in connection with the operation of such business; and any and all rights and privileges, past, present, or future, arising out of or in connection with the operation of such business along with any indebtedness thereon.

Respondent is awarded the following as Respondent's sole and separate property, and Petitioner is hereby divested of all right, title, and interest in and to such property:

The east one-half acre of a one-acre tract out of the East 20 acres of Lot 2, Block 64, Capasillo Dist. Subdivision of lands in Llano Grande Grant, as more fully described in a deed recorded in Volume 1352, Page 463, of the Deed Records of Hidalgo County, Texas and containing a house thereon.

All household furniture, furnishings, fixtures, goods, appliances, and equipment in the possession of or subject to the control of Respondent.

All clothing, jewelry, and other personal effects in the possession of or subject to the control of Respondent.

IT IS DECREED that Petitioner shall pay, as a part of the division of the estate of the parties, the following debts and obligations and shall indemnify and hold Respondent harmless from any failure to so discharge such debts and obligations:

All ad valorem taxes, assessments, or other charges due or to become due on the real and

personal property herein awarded to Petitioner.

IT IS DECREED that Respondent shall pay, as a part of the division of the estate of the parties, all ad valorem taxes, assessments, or other charges due or to become due on the real property herein awarded to the Respondent.

IT IS DECREED that Petitioner and Respondent shall execute all instruments necessary to effect this decree and that Petitioner and Respondent have all appropriate and necessary writs, execution, and process, as many and as often as is necessary to accomplish the execution and final disposition of this judgment.

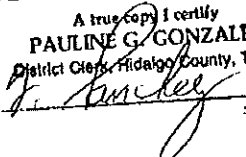
All costs of court expended in this cause are adjudged against Petitioner for which let execution issue.

IT IS DECREED that all relief requested in this cause and not expressly granted herein be and is hereby denied.

SIGNED this 2nd day of February, 1984.


JUDGE PRESLING

DATE SEP 15 1995

A true copy I certify
PAULINE G. GONZALEZ
District Clerk, Hidalgo County, Texas
By  Deputy

108/442