

Memo

From: GSK

To: SLC

Date: March 22, 2012

Re: Recommendation for Acquisition by Eminent Domain - Item for Commissioners' Court
Agenda

We have received a request from Joe M. Flores, Commissioner for Hidalgo County Precinct Number 3, to initiate condemnation proceedings in connection with the following:

Property Owner: Virginia Hernandez
Project: FM681/FM2221
Parcel: 14 (legal description attached)
TXDOT CSJ No.: 0669-01-052

Please let me know when we have approval from Hidalgo County Commissioners' Court to proceed as requested.

EXHIBIT "A"

County: Hidalgo
Highway: FM 681 & FM 2221
RCSJ: 0862-01-046

Parcel 14
Property Description

A tract of land containing 0.352 acre (15,354 square feet), situated in Hidalgo County, Texas and also being a part or portion of **LOT 80, BLOCK 2, LA HOMA RANCH CITRUS GROVES UNIT 2**, recorded in Volume 8, Page 9, H.C.M.R., and said 0.352 acre (15,354 square feet) also being a part or portion of a 2.0 Acre tract of land deeded to Virginia Hernandez, recorded in Volume 2116, Page 426 H.C.D.R., by Harold J. & Florence M. Van Dulst on April 04, 1985, and said 0.352 acre (15,354 square feet) also being more particularly described as follows;

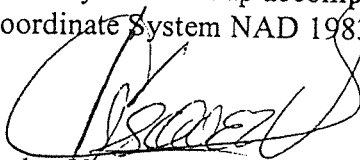
COMMENCING on the northwest corner of said 2.0 Acre Tract;

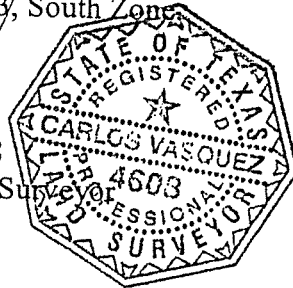
THENCE S 08° 56' 45" W (S 08° 50' W), along the West line of said 2.0 Acre Tract, a distance of 274.85 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, on a curve of the proposed North right-of-way line of FM 2221, for the northwest corner of this tract and the **POINT OF BEGINNING**; having surface coordinates of X=1034928.39 and Y=16642778.49. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English units. All distances and coordinates are surface and may be converted to grid by multiplying by a combined scale factor of 0.999960;

1. **THENCE** along the proposed North right-of-way line of said FM 2221 and said curve to the right with a radius of 8075.00 feet, an interior angle of 01° 36' 12", an arc length of 225.97 feet, a tangent of 112.99 feet and a chord that bears S 79° 52' 36" E, a distance of 225.96 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, on the east line of said 2.0 Acre Tract, for the northeast corner of this tract;
2. **THENCE** S 08° 52' 11" W (S 08° 50' W), along the East line of said 2.0 Acre Tract, a distance of 65.05 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, on the North right-of-way line of said FM 2221, for the southeast corner of this tract;

3. **THENCE** N 81° 04' 54" W (N 81° 10' W), along the North right-of-way line of said FM 2221, a distance of 226.00 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, on the southwest corner of said 2.0 Acre Tract, for the southwest corner of this tract;
4. **THENCE** N 08° 56' 45" E, along the West line of said 1.0 Acre Tract, a distance of 69.80 feet to the POINT OF BEGINNING, containing 0.352 acre (15,354 square feet), more or less.

A survey exhibit map accompanies this description. Bearings are based on the State Plane Coordinate System NAD 1983, South Zone.


Carlos Vasquez, R.P.L.S. 4608
Registered Professional Land Surveyor
State of Texas No. 4605
Date: July 13, 2009



PROPOSED ALIGNMENT CURVE
 PI STA: 479+99.55
 DELTA: 4° 33' 34.79" (RT)
 TAN: 318.49
 L: 636.65
 R: 8,000.00
 PC STA: 476+81.06
 PT STA: 483+17.71

LOT 80, BLK 2
 LA HOMA RANCH CITRUS GROVES UNIT 2
 (VOL. 8, PG. 9 H.C.M.R.)

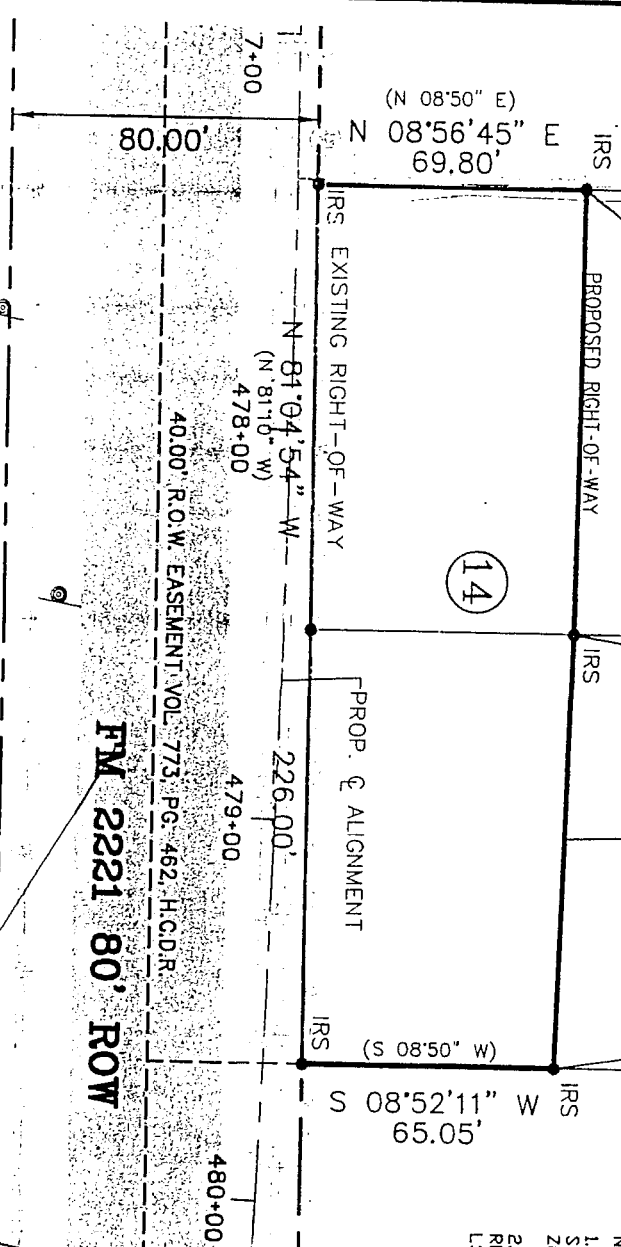
2.0 Ac.
 VIRGINIA HERNANDEZ
 VOL. 2116, PG. 426, H.C.D.R.

P.O.B. PARCEL 14
 X=1034928.39
 Y=16642778.49
 STA 477+37.38
 OS 75.00 LT

R=8075.00'
 D=01°36'12"
 L=225.97'
 TAN=112.99'
 CH=225.96'
 S79°52'36"E
 Sta 479+61.25
 OS 75.00 LT

JAMES T. KILLELEA
 VOL. 1058, PG. 139
 H.C.D.R.

14



RIGHT OF WAY SKETCH
 SHOWING PROPERTY OF
 VIRGINIA HERNANDEZ

FM 2221 80' ROW

A LEGAL DESCRIPTION OF SEVEN SURVEYS
 DATE/HEREWITH ACCOMPANIES THIS PLAT

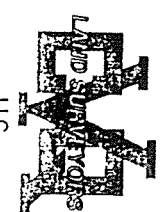
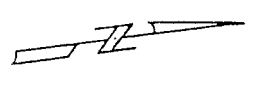
CARLOS VASQUEZ, R.P.L.S. 4608

LEGEND:

⊗	SIGN	□	RIGHT-OF-WAY POST
⊙	HAND-TO-TO-TO (TELEPHONE)	X	CHAIN-LINK FENCE
⊚	TRAFFIC SIGNAL LIGHT POLE	---	WOOD FENCE
⊛	TELEPHONE PEDESTAL	○	FOUND 1/2" IRON ROD
⊜	LIGHT POLE	○	FOUND IRON PIPE
⊝	WATER METER	○	SET # 5-36" IRON ROD
⊞	FIRE HYDRANT	○	WITH PLASTIC CAP
⊟	GUY	○	STAMPED "CVO" L.S.
⊠	POWER POLE	○	FOUND 1/2" IRON ROD
⊡		○	OVERHEAD POWER

NOTE:
 1. ALL BEARING AND DISTANCE ARE BASED ON THE STATE PLANE COORDINATE SYSTEM NAD 1983, SOUTH ZONE
 2. ALL CORNERS WILL BE MARKED WITH A #5 IRON ROD, 24" LONG WITH A PLASTIC CAP STAMPED "CVO L.S." SET, UNLESS OTHERWISE NOTED.

SCALE: 1" = 50.00'



JAVIER HINOJOSA ENGINEERING
 CONSULTING ENGINEERS
 517 BEAUMONT AVE.
 McALLEN, TEXAS 78502
 PH. (956) 618-1531
 FAX (956) 618-1547

REVISED OCTOBER 22, 2010
 REVISED AUGUST 26, 2010
 REVISED MAY 14, 2010

PLAT OR SURVEY	PLAT NO. 681	COUNTY	HIDALGO
ACCOUNT NO.	FGS/NO. 0862-01-046	DATE OF SURVEY	07/13/09
EXISTING TAKING	0.352 Ac (15,354 Sq Ft)	REMAINING LEFT	1.648 Ac
DATE OF SHEET	07/13/09	SHEET	3 OF 3

Memo

From: GSK

To: Jose Pena, Hidalgo County Right-of-Way Director

Date: May 10, 2012

Re: Recommendation for Acquisition by Eminent Domain - Item for Commissioners' Court Agenda

We have received a request from Joe M. Flores, Commissioner for Hidalgo County Precinct Number 3, to initiate condemnation proceedings in connection with the following:

Property Owner: WEMO, Inc.
Project: FM681/FM2221
Parcel: 31 (legal descriptions attached)
TXDOT CSJ No.: 0669-01-052

Please let me know when we have approval from Hidalgo County Commissioners' Court to proceed as requested.

EXHIBIT "A"

County: Hidalgo

Highway: FM 681 & FM 2221

RCSJ: 0669-01-052

Parcel 31

Property Description

A tract of land containing 0.168 acre (7,329 square feet), situated in Hidalgo County, Texas and also being a part or portion of **LOT 78, BLOCK 4, LA HOMA RANCH CITRUS GROVES UNIT 1**, recorded in Volume 7, Page 59, H.C.M.R., and said 0.168 acre (7,329 square feet) also being a part or portion of a 4.330 Acre tract of land deeded to Wemo Inc., recorded in Volume 1225, Page 431, H.C.D.R., by Ana & Hector Chapa on October 29, 2003, and said 0.168 acre (7,329 square feet) also being more particularly described as follows;

COMMENCING on the southwest corner of said Wemo Inc. tract;

THENCE N 08° 52' 11" E (N 8° 55' E), along the West line of said Wemo Inc. tract, a distance of 820.23 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set for the southwest corner of this tract and the **POINT OF BEGINNING**; having surface coordinates of X=1038235.83 and Y=16642069.22. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English units. All distances and coordinates are surface and may be converted to grid by multiplying by a combined scale factor of 0.999960;

1. **THENCE N 08° 52' 11" E (N 8° 55' E)**, continuing along the West line of said Wemo Inc. tract, a distance of 37.17 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set on the South right-of-way line of FM 681, for the northwest corner of this tract;
2. **THENCE S 81° 02' 00" E (S 81° 10' E)**, along the South right-of-way line of said FM 681, a distance of 205.58 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, for the northeast corner of this tract;
3. **THENCE S 08° 52' 11" W (S 8° 55' W)**, a distance of 35.00 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set on the proposed South right-of-way line of FM 681, for the southeast corner of this tract;

FIELD NOTES OF PART TO BE ACQUIRED (Page 2 of 3)

Page 2 of 3

July 13, 2009

Revised May 14, 2010

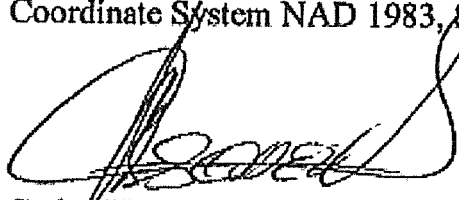
Revised August 26, 2010

Revised December 3, 2010

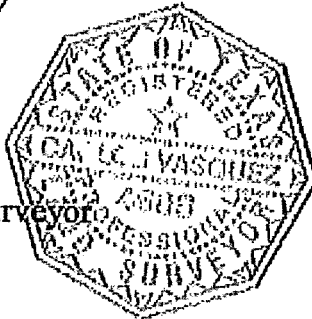
Parcel 31

4. **THENCE** N 81° 02' 00" W, along the proposed South right-of-way line of FM 681, a distance of 20.26 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, for a point of curvature of this tract;
5. **THENCE** along the proposed South right-of-way line of said FM 681 and said curve to the left with a radius of 7,925.00 feet, an interior angle of 01° 20' 24", an arc length of 185.35 feet, a tangent of 92.68 feet and a chord that bears N 81° 42' 14" W, a distance of 185.34 feet to the **POINT OF BEGINNING**, containing 0.168 acre (7,329 square feet), more or less.

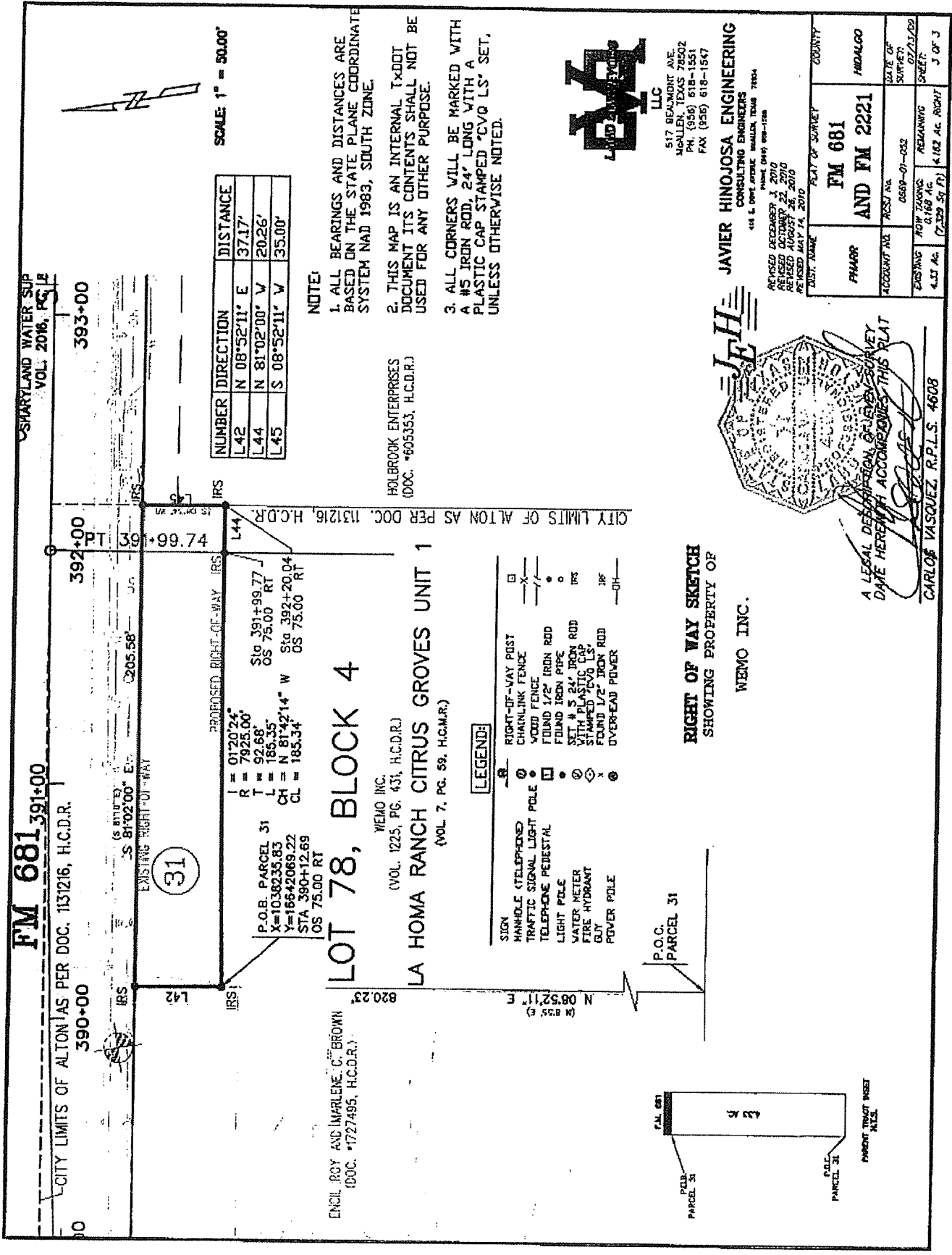
A survey exhibit map accompanies this description. Bearings are based on the State Plane Coordinate System NAD 1983, South Zone.



Carlos Vasquez, R.P.L.S. 4608
Registered Professional Land Surveyor
State of Texas No. 4605
Date: July 13, 2009



SURVEY OF PART TO BE ACQUIRED (Page 3 of 3)



NUMBER	DIRECTION	DISTANCE
L42	N 08°52'11" E	37.17'
L44	N 81°02'00" V	20.26'
L45	S 08°52'11" V	35.00'

NOTE:

1. ALL BEARINGS AND DISTANCES ARE BASED ON THE STATE PLANE COORDINATE SYSTEM NAD 1983, SOUTH ZONE.
2. THIS MAP IS AN INTERNAL TxDOT DOCUMENT ITS CONTENTS SHALL NOT BE USED FOR ANY OTHER PURPOSE.
3. ALL CORNERS WILL BE MARKED WITH A #5 IRON ROD, 24" LONG WITH A PLASTIC CAP STAMPED "CVQ LS" SET, UNLESS OTHERWISE NOTED.

HOLBROOK ENTERPRISES
(DOC. #605353, H.C.D.R.)

MEMO INC.
(VOL. 1225, PG. 431, H.C.D.R.)
LA HOMA RANCH CITRUS GROVES UNIT 1
(VOL. 7, PG. 59, H.C.M.R.)

LEGEND:

- SIGN
- HANDBOLE TELEPHONE
- ⊙ TRAFFIC SIGNAL LIGHT POLE
- ⊠ TELEPHONE PEDESTAL
- LIGHT POLE
- WATER METER
- FIRE HYDRANT
- GUY
- POWER POLE
- RIGHT-OF-WAY POST
- ⊗ CHAINLINK FENCE
- ⊘ WOOD FENCE
- FOUND 1/2" IRON ROD
- FOUND IRON PIPE
- SET # 5 24" IRON ROD WITH PLASTIC CAP STAMPED "CVQ LS"
- FOUND 1/2" IRON ROD
- OVERHEAD POWER

RIGHT OF WAY SKETCH
SHOWING PROPERTY OF
MEMO INC.



JAVIER HINOJOSA ENGINEERING
CONSULTING ENGINEERS
448 S. DEPT. AVENUE SUITE 100-108
MCKENNA, TEXAS 75052
PH: (956) 618-1551
FAX: (956) 618-1547



A LEGAL DESCRIPTION OF THE SURVEY DATED HEREIN ACCOMPANIES THIS PLAN
CARLOS VASQUEZ, R.P.L.S. 4608

REMOVED DECEMBER 3, 2010
REMOVED OCTOBER 22, 2010
REMOVED AUGUST 26, 2010
REMOVED MAY 14, 2010

PROJECT NAME	PLAT OF SURVEY	COUNTY
PHARR	FM 681 AND FM 2221	MIDALGO
ACCOUNT NO.	0689-01-052	DATE OF SURVEY
EXISTING	4.169 AC.	REMAINING
4.17 AC.	4.162 AC. RIGHT	7,329 SQ. FT.
		SHEET
		J OF 3

Memo

From: GSK

To: SLC

Date: March 14, 2012

Re: Recommendation for Acquisition by Eminent Domain - Item for Commissioners' Court Agenda

We have received a request from Joe M. Flores, Commissioner for Hidalgo County Precinct Number 3, to initiate condemnation proceedings in connection with the following:

Property Owner: Noelia Gomez
Project: FM681/FM2221
Parcel: 36 (legal description attached)
TXDOT CSJ No.: 0669-01-052

Please let me know when we have approval from Hidalgo County Commissioners' Court to proceed as requested.

EXHIBIT "A"

County: Hidalgo
Highway: FM 681 & FM 2221
RCSJ: 0669-01-052

Parcel 36
Property Description

A tract of land containing 0.087 acre (3,776 square feet), situated in Hidalgo County, Texas and also being a part or portion of **LOT 48-1, WEST ADDITION TO SHARYLAND**, recorded in Volume 1, Page 56, H.C.M.R., and said 0.087 acre (3,776 square feet) also being a part or portion of a 6.060 Acre tract of land deeded to Noelia Gomez, recorded in Document No. 942690, H.C.D.R., by Noel Rodriguez on February 12, 2001, and said 0.087 acre (3,776 square feet) also being more particularly described as follows;

COMMENCING on southeast corner of said Gomez tract;

THENCE N 52° 27' 59" W along the North line of said Gomez tract, a distance of 858.52 feet to a point of curvature; **THENCE**, along said curve to the right with a radius of 361.48 feet, an interior angle of 40° 50' 02", an arc length of 257.62 feet, a tangent of 134.56 feet and a chord that bears N 31° 04' 54" W, a distance of 252.20 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set on the proposed East right-of-way line Inspiration Road, for an outside corner of this tract and the **POINT OF BEGINNING**; having surface coordinates of X=1039110.95 and Y=16641734.27. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English units. All distances and coordinates are surface and may be converted to grid by multiplying by a combined scale factor of 0.999960;

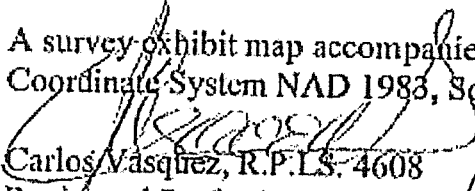
1. **THENCE** S 08° 31' 13" W, along the proposed East right-of-way line of said Inspiration Road, a distance of 74.62 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, for an outside corner of this tract;
2. **THENCE** S 16° 05' 46" W, along the proposed East right-of-way line of said Inspiration Road, a distance of 151.30 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set on the East right-of-way line of said Inspiration Road, for the southern most corner of this tract;

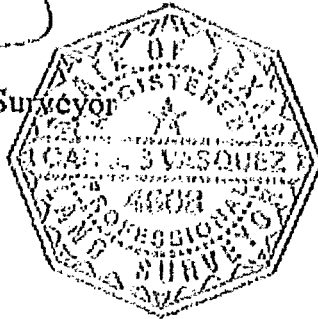
FIELD NOTES OF PART TO BE ACQUIRED (Page 2 of 3)

Page 2 of 3
July 13, 2009
Revised May 14, 2010
Revised August 26, 2010
Revised October 8, 2010
Parcel 36

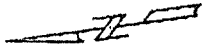
3. THENCE N 08° 30' 00" E (NORTH), along the East right-of-way line of said Inspiration Road, a distance of 345.55 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, for a point of curvature and the northern most corner of this tract;
4. THENCE along said curve to the left with a radius of 361.48 feet, an interior angle of 19° 31' 42", an arc length of 123.20 feet, a tangent of 62.21 feet and a chord that bears S 00° 54' 02" E, a distance of 122.61 feet to the POINT OF BEGINNING, containing 0.087 acre (3,776 square feet), more or less.

A survey exhibit map accompanies this description. Bearings are based on the State Plane Coordinate System NAD 1983, South Zone.


Carlos Vasquez, R.P.L.S. 4608
Registered Professional Land Surveyor
State of Texas No. 4605
Date: July 13, 2009



SURVEY OF PART TO BE ACQUIRED (Page 3 of 3)



SCALE: 1" = 60.00'

NOTE:

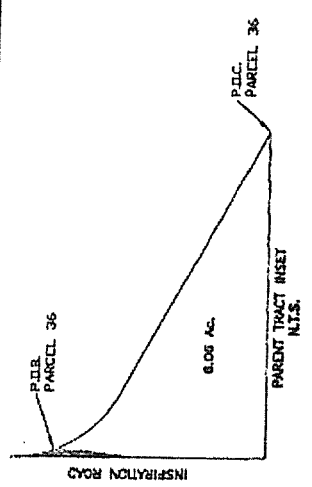
1. ALL BEARINGS AND DISTANCES ARE BASED ON THE STATE PLANE COORDINATE SYSTEM NAD 1983, SOUTH ZONE.
2. ALL CORNERS WILL BE MARKED WITH A #5 IRON ROD, 24" LONG WITH A PLASTIC CAP STAMPED "CVQ LS" SET, UNLESS OTHERWISE NOTED.



JAVIER HINOJOSA ENGINEERING
 517 BEAUMONT AVE.
 HOUSTON, TEXAS 77002
 PH. (281) 618-1501
 FAX (281) 618-1547

JAVIER HINOJOSA ENGINEERING
 CONSULTING ENGINEERS
 418 C. 100K AVENUE, HOUSTON, TEXAS 77054
 PHONE: (281) 618-1501
 REVISED AUGUST 26, 2010
 REF: MAY 14, 2010
 REF: 2008 OCTOBER 11, 2010

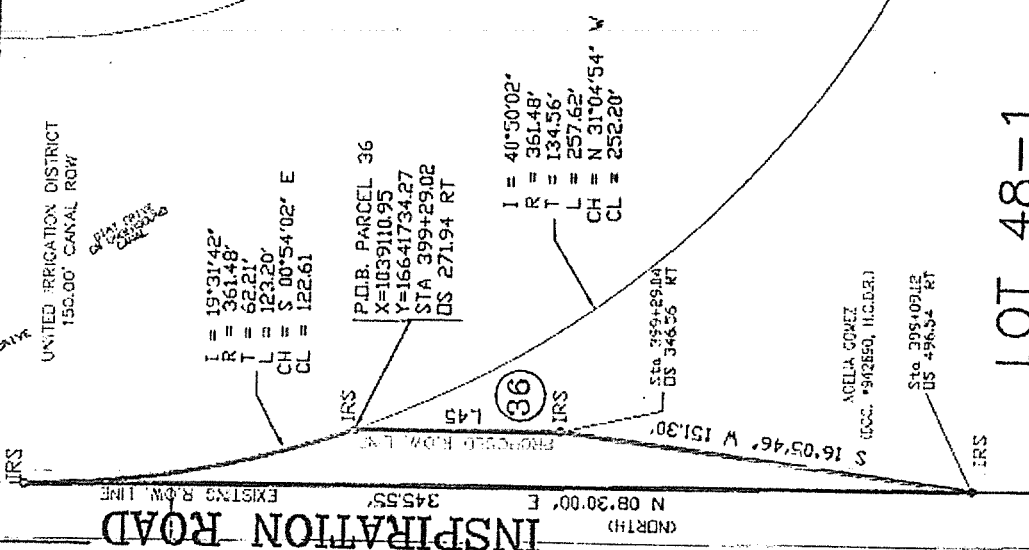
PLAT OF SURVEY	FM 681 AND FM 2221	COUNTY	Hidalgo
PLAT NO.	REC'D AN	DATE OF SURVEY	07/23/09
ACCOUNT NO.	0000-01-000	REMARKS	07/23/09
DATE	08/07/10	BY	J. G. J.
ACROSS	6.06 AC.	AREA	6.973 AC. (NOT)
ADJACENT	13.726 AC. (S. 1/4)		



NUMBER	DIRECTION	DISTANCE
L45	S 08°31'13" W	74.62'

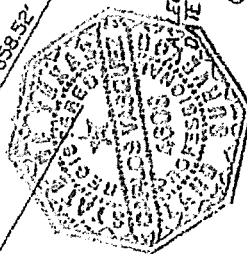
LEGEND:

- RIGHT-OF-WAY POST
- CHAINLINK FENCE
- WOOD FENCE
- FOUND 1/2" IRON ROD
- FOUND IRON PIPE
- SET WITH #5 IRON ROD
- STAMPED "CVQ LS"
- FOUND 1/2" IRON ROD
- AMERICAN POWER
- MARKER (CELESTIAL)
- TRAFFIC SIGNAL LIGHT POLE
- TELEPHONE PEDESTAL
- LIGHT POLE
- WATER METER
- FIRE HYDRANT
- GUY
- POWER POLE



LOT 48-1
 WEST ADDITION TO SHARYLAND
 (VOL. 1, PG 56, H.C.M.R.)

RIGHT OF WAY SKETCH
 SHOWING PROPERTY OF
 NOELIA GOMEZ



LEGAL DESCRIPTION OF EASEN SURVEY
 DATE HEREWITH ACCOMPANIES THIS PLAT
 CARLOS VASQUEZ, R.P.L.S. 4608

Memo

From: GSK

To: Jose Pena, Hidalgo County Right-of-Way Director

Date: May 11, 2012

Re: Recommendation for Acquisition by Eminent Domain - Item for Commissioners' Court Agenda

We have received a request from Joe M. Flores, Commissioner for Hidalgo County Precinct Number 3, to initiate condemnation proceedings in connection with the following:

Property Owner: Kyong Taek Chong
Project: FM681/FM2221
Parcel: 62 (legal descriptions attached)
TXDOT CSJ No.: 0669-01-052

Please let me know when we have approval from Hidalgo County Commissioners' Court to proceed as requested.

EXHIBIT "A"

County: Hidalgo
Highway: FM 681 & FM 2221
RCSJ: 0669-01-052

Parcel 62
Property Description

A tract of land containing 0.758 acre (33,000 square feet), situated in Hidalgo County, Texas and also being a part or portion of LOT 49-4, WEST ADDITION TO SHARYLAND, recorded in Volume 1, Page 56, H.C.M.R., and said 0.758 acre (33,000 square feet) also being a part or portion of a 10.000 Acre tract of land deeded to Kyong Tack Chong, recorded in Document No. 2238144, H.C.D.R., by Rancho Santa Fe Cattle Company, a Texas Corporation on August 31, 2011, and said 0.758 acre (33,000 square feet) also being more particularly described as follows;

COMMENCING on the northwest corner of said 10.0 Acre Tract;

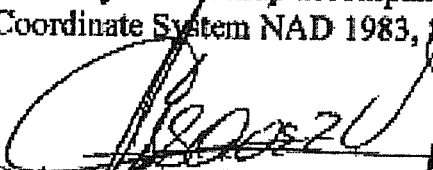
THENCE S 08° 33' 34" W (SOUTH), along the West line of said 10.0 Acre Tract, a distance of 877.50 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ I.S" set, on the proposed North right-of-way line of FM 681, for the northwest corner of this tract and the **POINT OF BEGINNING**; having surface coordinates of X=1043430.46 and Y=16641477.59. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English units. All distances and coordinates are surface and may be converted to grid by multiplying by a combined scale factor of 0.999960;

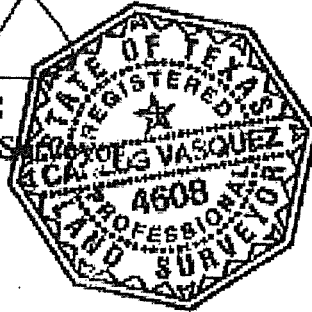
1. **THENCE S 81° 28' 07" E**, along the proposed right-of-way line of said FM 681, a distance of 440.00 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, on the east line of said 10.0 acre tract, for the northeast corner of this tract;
2. **THENCE S 08° 33' 34" W (SOUTH)**, along the East line of said 10.0 Acre Tract, a distance of 75.00 feet to an iron pipe found on the North right-of-way line of said FM 681, being the southeast corner of said 10.0 Acre Tract, for the southeast corner of this tract;

Page 2 of 3
July 13, 2009
Revised May 14, 2010
Revised August 26, 2010
Revised September 21, 2011
Parcel 62

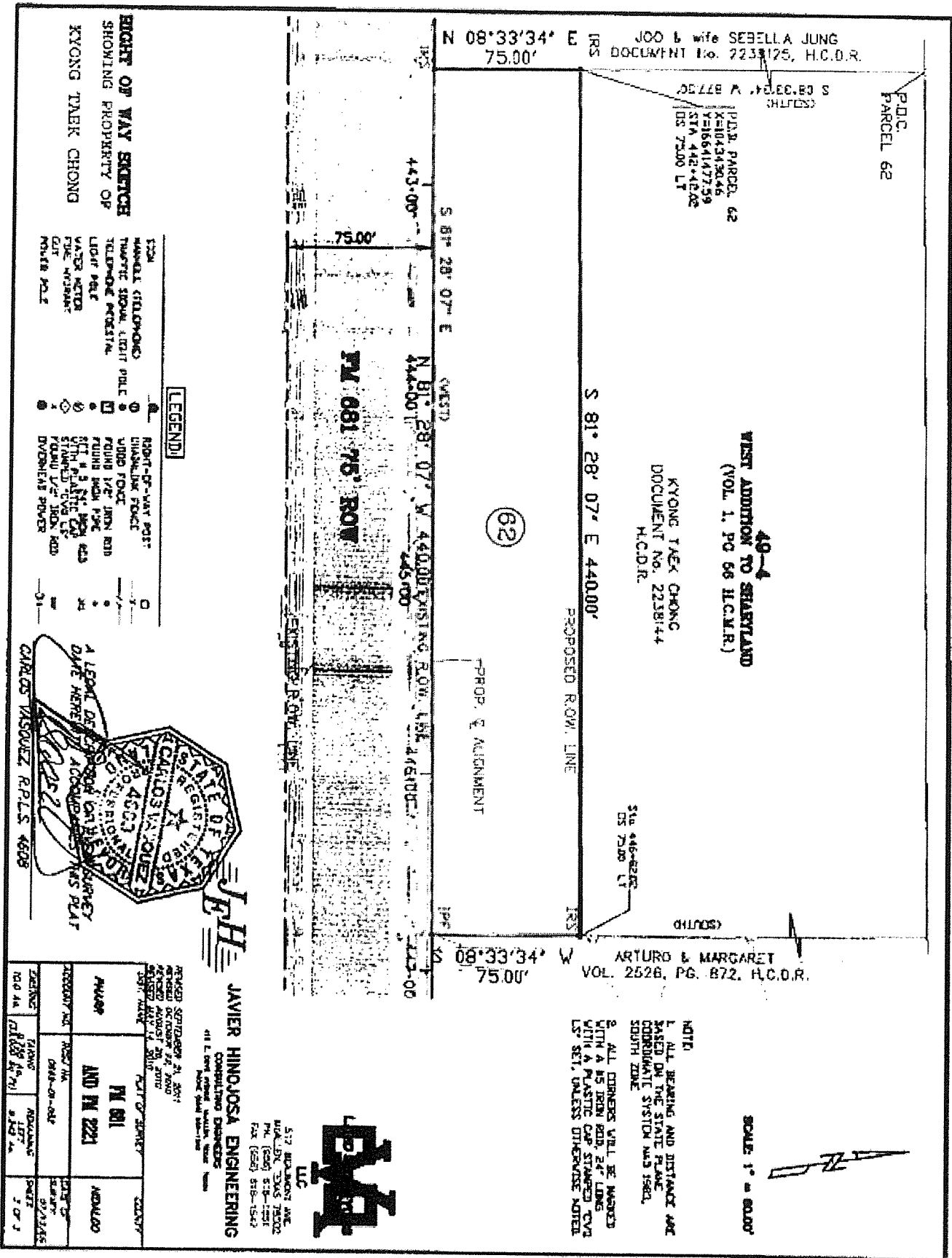
3. **THENCE N 81° 28' 07" W (WEST)**, along the North right-of-way line of said FM 681, a distance of 440.00 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set on the southwest corner of said 10.0 Acre Tract, for the southwest corner of this tract;
4. **THENCE N 08° 33' 34" E (NORTH)**, along the West line of said 10.0 Acre Tract, a distance of 75.00 feet to the **POINT OF BEGINNING**, containing 0.758 acre (33,000 square feet), more or less.

A survey exhibit map accompanies this description. Bearings are based on the State Plane Coordinate System NAD 1983, South Zone.


Carlos Vasquez, R.P.L.S. 4608
Registered Professional Land Surveyor
State of Texas No. 4605
Date: July 13, 2009



SURVEY OF PART TO BE ACQUIRED (Page 3 of 3)



RIGHT OF WAY SKETCH
SHOWING PROPERTY OF
KYONG TAEK CHONG

LEGEND

○	RIGHT-OF-WAY POST
○	UTILITY MARK
○	VOID POLE
○	FOUND 1/2" IRON ROD
○	FOUND IRON PIPE
○	SET IN A 2" X 2" WOOD POST WITH A PLASTIC CAP STAMPED WITH THE FOLLOWING INFO:
○	FOUND 1/2" IRON ROD
○	DIVISION'S POWER

JCH
JAVIER HINOJOSA ENGINEERING
CONSULTING ENGINEER
411 E. 10th Street, Suite 100, Omaha, NE 68102
517 MADISON AVE
MILWAUKEE, WIS 53202
TEL (414) 513-1211
FAX (414) 513-1242

APPROVED SEPTEMBER 21, 2001
REVISED OCTOBER 22, 2002
REVISED NOVEMBER 11, 2010

1 LEGAL DEPARTMENT
DAVE HENREY
ACCREDITED SURVEYOR
CARLOS VASQUEZ R.P.L.S. 4608

DATE	NO. OF SHEETS	SHEET NO.
2001-09-21	1	1

NOTE
1. ALL BEARINGS AND DISTANCES ARE BASED ON THE STATE PLANE COORDINATE SYSTEM NAD 83 (SPLS SOUTH ZONE)
2. ALL DIMENSIONS WILL BE MARKED WITH A 1/2" IRON ROD, 2" LINE WITH A PLASTIC CAP STAMPED WITH SET, UNLESS OTHERWISE NOTED

SCALE 1" = 80.00'



Memo

From: GSK

To: Jose Pena, Hidalgo County Right-of-Way Director

Date: May 10, 2012

Re: Recommendation for Acquisition by Eminent Domain - Item for Commissioners' Court Agenda

We have received a request from Joe M. Flores, Commissioner for Hidalgo County Precinct Number 3, to initiate condemnation proceedings in connection with the following:

Property Owner: Sonia Muniz
Project: FM681/FM2221
Parcel: 68 (legal descriptions attached)
TXDOT CSJ No.: 0669-01-052

Please let me know when we have approval from Hidalgo County Commissioners' Court to proceed as requested.

EXHIBIT "A"

County: Hidalgo
Highway: FM 681 & FM 2221
RCSJ: 0669-01-052

Parcel 68
Property Description

A tract of land containing 0.009 acre (391 square feet), situated in Hidalgo County, Texas and also being a part or portion of **LOT 48-5, WEST ADDITION TO SHARYLAND**, recorded in Volume 1, Page 56, H.C.M.R., and said 0.009 acre (391 square feet) also being a part or portion of a 0.800 acre tract of land deeded to Sonia Muniz, recorded in Document No. 1064191, H.C.D.R., by Ramiro Ramos on March 20, 2002, and said 0.009 acre (391 square feet) also being more particularly described as follows;

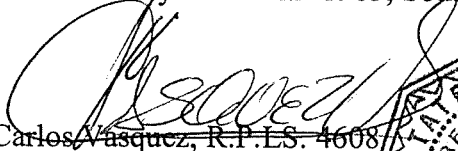
COMMENCING on the southeast corner of 0.80 acre tract;

THENCE N 45° 16' 50" W (N53°50'W), along the North line of said 0.80 acre tract, a distance of 254.23 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, on the proposed East right-of-way line of Trospers Road, for the northeast corner of this tract and the **POINT OF BEGINNING**; having surface coordinates of X=1044256.00 and Y=16640849.12. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English units. All distances and coordinates are surface and may be converted to grid by multiplying by a combined scale factor of 0.999960;

1. **THENCE** S 16° 08' 41" W, along the proposed East right-of-way line of said Trospers Road, a distance of 73.68 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, on the east right-of-way of said Trospers Road, for a corner of this tract;
2. **THENCE** N 08° 32' 24" E (NORHT), along the east right-of-way of said Trospers Road, a distance of 80.17 feet to a #5 iron rod, 24" long with a plastic cap stamped "CVQ LS" set, on the north line of said 0.80 acre tract, for the northwest corner of this tract;

3. **THENCE** S 45° 16' 50" E (S53°50'E), along the north line of said 0.80 acre tract, a distance of 12.08 feet to the **POINT OF BEGINNING**, containing 0.009 acre (391 square feet), more or less.

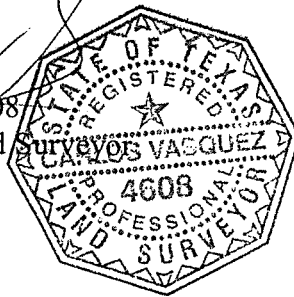
A survey exhibit map accompanies this description. Bearings are based on the State Plane Coordinate System NAD 1983, South Zone.

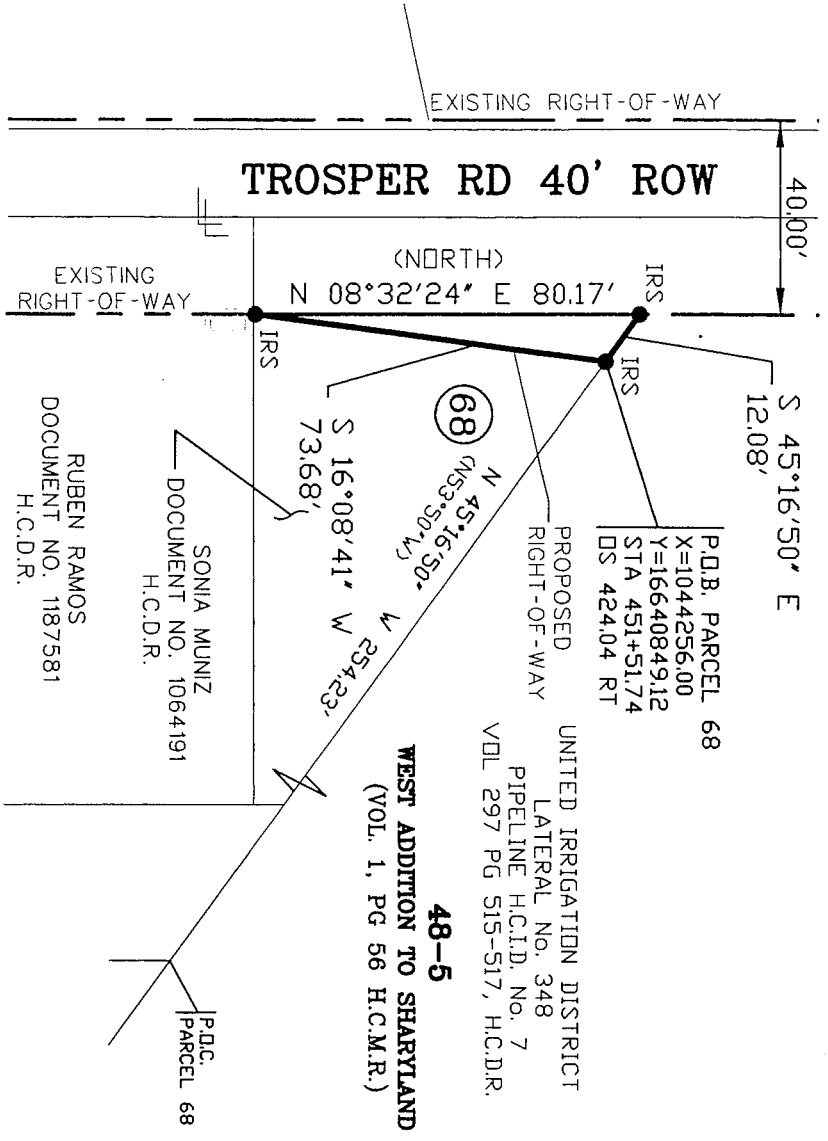

~~Carlos Vasquez, R.P.L.S. 4608~~

Registered Professional Land Surveyor

State of Texas No. 4605

Date: July 13, 2009

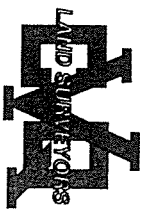




SCALE: 1" = 40.00'



NOTE:
1. ALL BEARING AND DISTANCE ARE BASED ON THE STATE PLANE COORDINATE SYSTEM NAD 1983, SOUTH ZONE
2. ALL CORNERS WILL BE MARKED WITH A #5 IRON ROD, 24" LONG WITH A PLASTIC CAP STAMPED "C.V.O. L.S." SET, UNLESS OTHERWISE NOTED.



517 BEAUMONT AVE.
MCALLEN, TEXAS 78502
PH. (956) 618-1551
FAX (956) 618-1547

JH
JAVIER HINOJOSA ENGINEERING
CONSULTING ENGINEERS
418 E. DOVE AVENUE, McALLEN, TEXAS 78504
PHONE (956) 648-1588

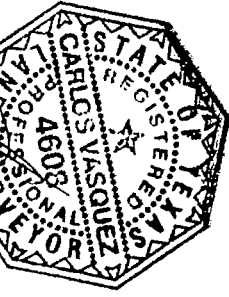
REVISED OCTOBER 22, 2010
REVISED AUGUST 26, 2010
REVISED MAY 14, 2010

ACCOUNT NO.	RCSI No.	DATE OF SURVEY	COUNTY
PHARR	FM 681	07/13/09	HIDALGO
PHARR	AND FM 2221		
EXISTING .800 AC.	TAKING 0.008 AC. (391 Sq Ft)	REMAINING RIGHT 0.791 AC.	SHEET 3 OF 3

RIGHT OF WAY SKETCH
SHOWING PROPERTY OF

SONIA MUNIZ

- LEGEND:**
- ⊗ RIGHT-OF-WAY POST
 - ⊙ CHAINLINK FENCE
 - ⊙ WOOD FENCE
 - ⊙ FOUND 1/2" IRON ROD
 - ⊙ FOUND IRON PIPE
 - ⊙ SET # 5 24" IRON ROD WITH PLASTIC CAP STAMPED "C.V.O. L.S."
 - ⊙ FOUND 1/2" IRON ROD
 - ⊙ OVERHEAD POWER
 - ⊙ SIGN
 - ⊙ MANHOLE (TELEPHONE)
 - ⊙ TRAFFIC SIGNAL LIGHT POLE
 - ⊙ TELEPHONE PEDESTAL
 - ⊙ LIGHT POLE
 - ⊙ WATER METER
 - ⊙ FIRE HYDRANT
 - ⊙ GUY
 - ⊙ POWER POLE



A LEGAL REPRESENTATIVE OF EVEN SURVEY DATE HEREWITHTHE COMPANIES THIS PLAT

CARLOS VASQUEZ, R.P.L.S. 4608