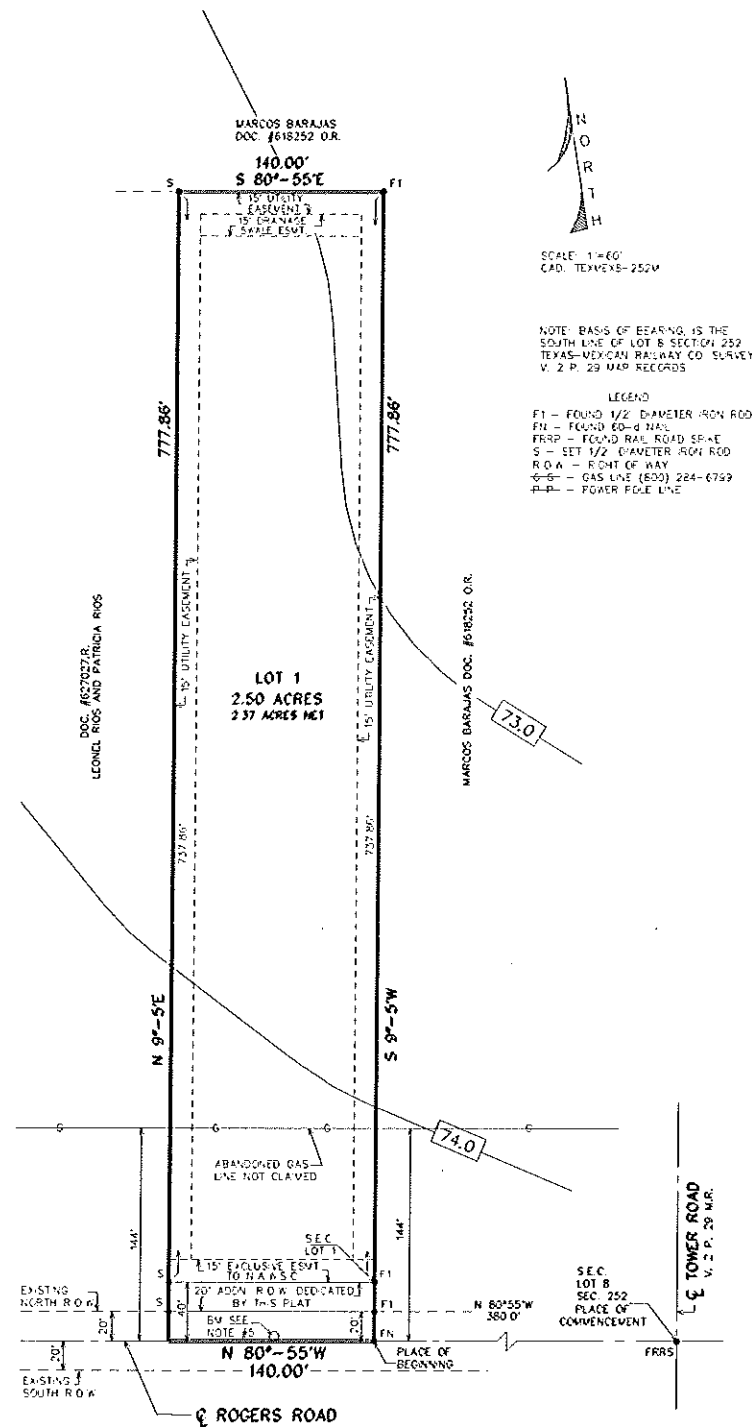
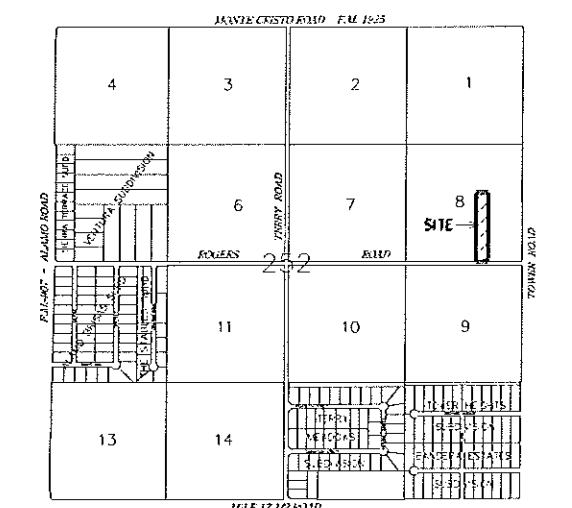


SUBDIVISION PLAT OF "TIJERINA & RIOS"

A 2.50 ACRE TRACT OF LAND OUT OF THE WEST 10.00 ACRES OF THE EAST 20.00 ACRES OF LOT B SECTION 252, TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY, HIDALGO COUNTY, TEXAS AS PER MAP THEREOF RECORDED IN VOLUME 2 PAGE 29 OF THE MAP RECORDS OF SAID COUNTY;



- PLAT NOTES AND RESTRICTIONS**
- THIS AREA IS IN FLOOD ZONE "X" (SHADED) AREAS OF MINIMUM FLOODING, COUNTY FIRM NUMBER 40334 (0325) MAP REVISED JUNE 8, 2009 (04/17/2001 ZONE "X" (SHADED) AREAS OF 100-YEAR FLOOD, AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.
 - CONSTRUCTION OF RESIDENTIAL HOUSING WITHIN ANY AREA OF THE SUBDIVISION THAT IS IN THE 100-YEAR FLOOD PLAIN IS PROHIBITED UNLESS THE HOUSING QUALIFIES FOR INSURANCE UNDER THE NATIONAL FLOOD INSURANCE ACT OF 1968 (42 U.S.C. SECTIONS 4001 THROUGH 4127).
 - MINIMUM BUILDING SETBACK LINES ARE AS FOLLOWS: FRONT: 40.00 FEET; REAR: 30.00 FEET; SIDE: 15.00 FEET.
 - NO MORE THAN ONE SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH (ANY OTHER USE SHALL REQUIRE PLANNING DEPARTMENT, OFFICE OF ENVIRONMENTAL COMPLIANCE, HEALTH DEPARTMENT AND FIRE MARSHALL APPROVAL). APPLICATIONS OR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPANCY OF THE LOT.
 - MINIMUM FINISHED FLOOR ELEVATION SHALL BE 18 INCHES ABOVE CENTERLINE OF ROAD OR 15 INCHES 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 ELEVATION. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
 - BM 1 - ELEVATION 76.62 M.G.V.D. 29 DATUM, DESCRIPTION: FIN. NAIL SET 3.44 FEET NORTH AND 85.21 FEET WEST FROM THE SOUTHWEST CORNER OF SUBJECT PROPERTY, IN ACCORDANCE WITH THE HIDALGO COUNTY ELEVATION CONTROL PLAN AND MOST SUBDIVISION RULES, RULES AND REGULATIONS IN THIS SUBDIVISION SHALL BE USED TO DETERMINE A TOTAL OF 1200 G.A.C. FEET (0.03 ACRE FEET) OF STORM WATER RUNOFF.
 - NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY DRAINAGE SAME EASEMENT. EACH DRAINAGE SAME EASEMENT SHALL BE KEPT CLEAR OF FENCES, BOLLARDS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION OF THE DRAINAGE SAME EASEMENT. THE LOT OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SAME.
 - NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF FENCES, BOLLARDS, SHEDS, SHUTTERS, TREES, AND OTHER PLANTINGS (EXCEPT LOGS, LESS THAN 18 INCHES MATURE HEIGHTS GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
 - EACH PURCHASE CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION. ON-SITE SEWAGE FACILITIES IN ACCORDANCE WITH TCEQ AND HIDALGO COUNTY REGULATIONS FOR SEWAGE DISPOSAL. THE SUBDIVIDER IS RESPONSIBLE FOR PROVIDING AN OSSF ON ALL LOTS.
 - (A) OSSF SYSTEM IS BEING DESIGNATED FOR (SEWER) OF DOMESTIC SEWAGE ONLY. A SEPARATE DESIGN IS REQUIRED FOR COMMERCIAL USE, MULTIFAMILY USE.
 - (B) THE LOT COMPLIES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.
 - (C) OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED DEPARTMENT.
 - (D) SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO DEPARTMENT AND EXEMPTS MAY BE ALSO SEEN ON THE UTILITY LAYOUT FOR THIS SUBDIVISION AS SUBMITTED TO THE HIDALGO COUNTY PLANNING DEPARTMENT. THE ENGINEER HAS DETERMINED THAT THE SOIL IS SUITABLE FOR A STANDARD SEPTIC TANK AND ABSORPTIVE DRAINFIELD SYSTEM.
 - (E) APPROVED OSSF PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPANCY OF A LOT.
 - A SPECIAL DESIGN IS REQUIRED FOR ALL OSSF SYSTEMS LOCATED WITHIN A DESIGNATED FLOOD ZONE. THE DESIGN SHALL INCLUDE BUT NOT LIMITED TO THE FOLLOWING ITEMS: (1) ANCHORING OF SEPTIC TANK(S); (2) BACK FLOOD VALVES; (3) SEPTIC TANK COVER SHALL BE ABLE TO SEAL.
 - THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBD.
 - LEONEL RIOS, THE OWNER & SUBDIVIDER OF TIJERINA & RIOS SUBDIVISION, RETAINS AN EASEMENT UPON EACH LOT FOR THE PURPOSE OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET 2 OF THIS PLAT.
 - ALL PUBLIC UTILITIES EASEMENTS DEDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.00 FEET AS PER THE HIDALGO COUNTY MODEL SUBDIVISION RULES. BY DOING THIS PLAT DEVELOPER AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN CONFORM WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
 - AN OFF-STREET PARKING LOT SITE PLAN AND DRAINAGE PLAN APPROVED BY THE HIDALGO COUNTY PLANNING DEPARTMENT SHALL BE REQUIRED FOR SCHOOLS, COMMERCIAL INDUSTRIAL & MULTIFAMILY USE. AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND/OR DEVELOPMENT PERMIT, NO WATER OR LIGHT CLEARANCES SHALL BE ISSUED UNTIL THE SITE PLAN, DRAINAGE PLAN AND OSSF PLAN ARE APPROVED AND PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.
 - THE LOT IN TIJERINA & RIOS SUBDIVISION IS HEREBY GRANTED AN DRAINAGE SAME EASEMENT WITH RESPECT TO SURFACE WATER RUN-OFF FROM THE LOT IN TIJERINA & RIOS SUBDIVISION TO THE AREA DEPICTED ON THE SUBDIVISION PLAT AS THE "DRAINAGE SAME" AREAS. LOT OWNERS OF TIJERINA & RIOS THEIR ASSIGNS AND ANY SUCCESSOR OWNER OF THE REAL PROPERTY DESIGNATED ON THE SUBDIVISION PLAT ARE RESPONSIBLE FOR THE MAINTENANCE OF THE DRAINAGE SAME. THE COUNTY OF HIDALGO, TEXAS (COUNTY), AND THE HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 (DRAINAGE DISTRICT) MAY ENFORCE THIS PLAT NOTE BY ANY OTHER REMEDY PROVIDED BY LAW AND THE COUNTY AND/OR THE DRAINAGE DISTRICT ARE ALSO ENTITLED TO RECOVER ALL ENFORCEMENT COSTS AND/OR MAINTENANCE COSTS FROM THE LOT OWNERS IN VIOLATION. IN THE EVENT THE DRAINAGE SAME DEPICTED ON THE SUBDIVISION PLAT ARE NO LONGER NECESSARY FOR DRAINAGE OF THE LOT COMPRISING TIJERINA & RIOS BECAUSE AN ALTERNATE DRAINAGE SYSTEM, CONSTRUCTED AND MAINTAINED BY A POLITICAL SUBDIVISION IN ACCORDANCE ALL APPLICABLE STATE AND LOCAL LAWS AND REGULATIONS, IS FULLY OPERATIONAL AND ACTUALLY SERVICING THE LOT IN TIJERINA & RIOS, THE COUNTY AND THE DRAINAGE DISTRICT ARE HEREBY GRANTED THE RIGHT AND THE AUTHORITY (AND THE LOT OWNER THE ACCEPTANCE OF A DEED TO LOT IN TIJERINA & RIOS ACKNOWLEDGES AND AGREES THAT THE COUNTY AND THE DRAINAGE DISTRICT HAS THE RIGHT AND AUTHORITY), TO RELEASE THE DRAINAGE EASEMENT BURDENING THE DRAINAGE SAME PURSUANT TO THIS PLAT NOTE BY AN INSTRUMENT IN WRITING RECORDED IN THE OFFICE RECORDS, HIDALGO COUNTY, TEXAS.



LOCATION OF SUBDIVISION WITH RESPECT TO THE EXTRAJURISDICTIONAL JURISDICTION OF A DRAINAGE DISTRICT:
TIJERINA & RIOS SUBDIVISION IS WITHIN HIDALGO COUNTY PRELECT NO. 4 AND IS LOCATED IN NORTHERLY HIDALGO COUNTY ON THE NORTH SIDE OF ROGERS ROAD AND IS APPROXIMATELY 3500 FEET WEST NORTHER ROAD. THE NEAREST MUNICIPALITY IS THE CITY OF EDINBURG, TEXAS. ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF EDINBURG, TEXAS (2010 CENSUS) TIJERINA & RIOS SUBDIVISION IS WITHIN THE CITY OF EDINBURG, TEXAS.

RIGHT OF WAY EASEMENT TO NORTH ALAMO WATER SUPPLY CORPORATION

KNOW 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, AN EXCLUSIVE 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 THE 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 RELOCATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS/ARE 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 CITY, COUNTY OR STATE HEREAFTER ORDERS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRE THE RELOCATION OF THIS WATER LINE AS INSTALLED, GRANTEE FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND SHOWN IN THIS PLAT 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 RECEIVED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTEE 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 AN EASEMENT FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTEE COVENANTS THAT IT 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 TITLE 16 OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THEREOF 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 GRANTEE HAS EXECUTED THIS THIS _____ DAY OF _____, 2012

LEONEL RIOS

ACKNOWLEDGEMENT
STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE, ON THIS DAY PERSONALLY APPEARED LEONEL RIOS AND MARIA PATRICIA RIOS ASHBY TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO BE THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ DAY OF _____, 2012

NOTARY PUBLIC IN AND FOR HIDALGO COUNTY, TEXAS
MY COMMISSION EXPIRES _____

**CITY OF EDINBURG
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 212.0005(c) AND § 212.0015(d)**

BE, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE RIOS & TIJERINA SUBDIVISION HAS BEEN REVIEWED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF EDINBURG ON _____, 2012

MAYOR OF THE CITY OF EDINBURG _____ DATE _____

ATTEST: _____ DATE _____

SECRETARY OF THE CITY OF EDINBURG _____ DATE _____

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF EDINBURG, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

CHAIRMAN PLANNING COMMISSION _____ DATE _____

LEGAL DESCRIPTION:
A 2.50 ACRE TRACT OF LAND OUT OF THE WEST 10.00 ACRES OF THE EAST 20.00 ACRES OF LOT B, SECTION 252, TEXAS-MEXICAN RAILWAY COMPANY'S SURVEY, HIDALGO COUNTY, TEXAS AS PER MAP THEREOF RECORDED IN VOLUME 2 PAGE 29 OF THE MAP RECORDS OF SAID COUNTY, SAID 2.50 ACRES BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:
COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT B, THENCE WITH THE SOUTH LINE OF SAID LOT, THE CENTERLINE OF ROGERS ROAD, NORTH 80°-55' WEST 360.00 FEET TO CORNER 1; THENCE CONTINUING WITH SAID SOUTH LINE, NORTH 80°-55' WEST 140.00 FEET TO THE SOUTHWEST CORNER HEREOF;
THENCE NORTH 09°-05' EAST, AT 20.00 FEET SET A ONE-HALF (1/2) INCH DIAMETER IRON ROD, AT 40.00 FEET SET A ONE-HALF (1/2) INCH DIAMETER IRON ROD AT THE NORTH END OF A ONE-HALF (1/2) INCH DIAMETER IRON ROD AT THE NORTH END OF A ONE-HALF (1/2) INCH DIAMETER IRON ROD SET FOR THE NORTHEAST CORNER HEREOF;
THENCE WITH A SOUTH LINE OF MARCOS BARAJAS' TRACT DESCRIBED IN DOCUMENT NUMBER 018252 OFFICIAL RECORDS, SOUTH 82°-55' EAST 140.00 FEET TO A ONE-HALF (1/2) INCH DIAMETER IRON ROD FOUND FOR THE NORTHEAST CORNER HEREOF;
THENCE WITH A WEST LINE OF SAID BARAJAS' TRACT SOUTH 09°-05' WEST, AT 237.86 FEET FOUND A ONE-HALF (1/2) INCH DIAMETER IRON ROD AT THE NORTH POINT OF ANY OF SAID ROAD, AT 777.86 FEET FOUND A ONE-HALF (1/2) INCH DIAMETER IRON ROD, AT 777.86 FEET IN ALL TO THE PLACE OF BEGINNING, CONTAINING TWO AND FIFTY HUNDRETHS (2 50) ACRES, MORE OR LESS;

NOTES:
SHEET 1: HEADINGS, INDEX, LOCATION MAP AND ETL, FINANCIAL CONTACTS, MAP, LOT, STREET AND EASEMENT LAYOUTS, METES AND BOUNDS, SURVEYOR'S CERTIFICATION, PLAT NOTES AND RESTRICTIONS, COUNTY APPROVAL CERTIFICATE, AND ATTESTATIONS, CITY APPROVAL CERTIFICATE, COUNTY APPROVAL CERTIFICATE, COUNTY CLERK'S RECORDING CERTIFICATE, REVISION NOTES.
SHEET 2: FINAL ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND WASTEWATER/OSSF AND ENGINEERING CERTIFICATIONS (ENGLISH AND SPANISH VERSIONS) DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND DRAINAGE SAME, MAP OF TOPOGRAPHY AND DRAINAGE AND ENGINEERING CERTIFICATION, REVISION NOTES.

STATE OF TEXAS
COUNTY OF HIDALGO

BE, LEONEL RIOS AND MARIA PATRICIA RIOS, OWNERS OF A 2.50 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE FOREGOING TIJERINA & RIOS SUBDIVISION, HEREBY SUBSCRIBE, THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO THE PUBLIC USE THE STREET, PARK, AND EASEMENTS SHOWN HEREON.

BE, CERTIFY THAT WE HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE § 232.032 AND THAT:

- THE WATER QUALITY AND CONNECTIONS TO THE LOT MEET, OR WILL MEET THE MINIMUM STATE STANDARDS;
- SEWER CONNECTIONS TO THE LOTS OR SEPTIC TANKS MEET, OR WILL MEET, THE MINIMUM REQUIREMENTS OF STATE STANDARDS;
- ELECTRICAL CONNECTIONS PROVIDED TO THE LOT MEET, OR WILL MEET, THE MINIMUM STATE STANDARDS; AND
- GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOTS MEET, OR WILL MEET THE MINIMUM STATE STANDARD.

WE ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

LEONEL RIOS _____ DATE _____
MARIA PATRICIA RIOS _____ DATE _____

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS DAY PERSONALLY APPEARED LEONEL RIOS AND MARIA PATRICIA RIOS TO ME THROUGH HER TEXAS DEPARTMENT OF PUBLIC SAFETY DRIVER LICENSE TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND DECLARED THAT THE STATEMENTS THEREIN ARE TRUE AND CORRECT AND ACKNOWLEDGED THAT SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ DAY OF _____, 2012

NOTARY PUBLIC _____

**HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 232.032(b)**

BE, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE TIJERINA & RIOS SUBDIVISION HAS BEEN REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____, 2012

HIDALGO COUNTY JUDGE _____ DATE _____

ATTEST: HIDALGO COUNTY CLERK _____ DATE _____

**HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL**

I, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE TIJERINA & RIOS SUBDIVISION HAS BEEN REVIEWED AND APPROVED BY THE HIDALGO COUNTY RIGHT OF WAY DEPARTMENT ON _____, 2012

HIDALGO COUNTY RIGHT OF WAY DIRECTOR _____

**HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL**

I, THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE TIJERINA & RIOS SUBDIVISION HAS BEEN REVIEWED AND APPROVED BY THE HIDALGO COUNTY HEALTH DEPARTMENT ON _____, 2012

ENVIRONMENTAL HEALTH DIVISION MANAGER _____

THIS PLAT APPROVED BY THE HIDALGO COUNTY IRIGATION DISTRICT NO. 1 ON THIS _____ DAY OF _____, 2012

HIDALGO COUNTY IRIGATION DISTRICT NO. 1. I HEREBY CERTIFY THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION CONFORM 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 HIS ENGINEER TO MAKE THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 _____

NO IMPROVEMENTS OF ANY KIND SHALL BE PLACED UPON THE RIGHT OF WAYS OR EASEMENTS WITHOUT THE EXPRESSED WRITTEN PERMISSION OF THE HOA #1

PRESENT _____ SECRETARY _____

COUNTY CLERK'S RECORDING CERTIFICATE:

I, _____, COUNTY CLERK OF HIDALGO, CERTIFY THAT THE PLAT BEARING THIS CERTIFICATE WAS FILED FOR RECORD AT _____ O'CLOCK ON _____, 2012 AND WAS RECORDED IN BOOK _____ SHEET(S) _____ THE PLAT RECORDS OF HIDALGO COUNTY AT _____ O'CLOCK ON _____, 2012

HIDALGO COUNTY CLERK _____

COUNTY CLERK'S RECORDING CERTIFICATE:

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND AT THE TIME OF SURVEY.

09-20-2011
DATE OF SURVEY

PABLO F. PENA, II
R.P.L.S. NO. 5242

COUNTY CLERK'S RECORDING CERTIFICATE:

I, THE UNDERSIGNED, A REGISTERED ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATIONS HAVE BEEN GIVEN TO THIS PLAT.

09-20-2011
DATE OF PREPARATION

PABLO F. PENA, JR.
P.E. NO. 34985

PRINCIPAL CONTACTS:

OWNER: LEONEL RIOS 2810 RIOS PRIVATE RD., EDINBURG, TX 78142
SURVEYOR: PABLO F. PENA, II 1201 W. ANTHEM WAY, McALLEN, TX 78501 PH: 956-682-8812 FAX: 956-631-2262
ENGINEER: PABLO F. PENA, JR. 1201 W. ANTHEM WAY, McALLEN, TX 78501 PH: 956-682-8812 FAX: 956-631-2262

PENA ENGINEERING
POST OFFICE BOX 4320
MCALLEN TEXAS 78502
OFFICE (956) 682-8812
FAX (956) 631-7362
TBE FIRM NUMBER F-4950