

PLANNING DEPT. PCTS 2 & 4 CERTIFICATE OF PLAT & UTILITY STATUS		
	APPLICANT	APPLICATION NO.
1.	Javier Martinez	4-11513
2.	Areli Saldivar	4-11656
3.	Rosalinda Solis Maldonado	4-11636
4.	Amanda Perret	4-10931
5.	Rogelio Falcon	4-11545
COMM. COURT: July 10, 2012		



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 C

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

Application No: 4-11513

HIDALGO COUNTY

CERTIFICATE OF PLAT AND UTILITY STATUS

UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

X-44

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Name: JAVIER A. MARTINEZ

Address: 15812 Jennifer's Rd
Edinburg D. 78541

Phone: (956) 821-0273

Approved by Environmental Health:	Temporary Service	Final Service
Inspection/Permit No:	Authorized Signature	Authorized Signature
Date Approved:	<u>1 / 1</u>	<u>49139</u> <u>7/3/12</u>

Water Supplier: SUWSC

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

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

regarding the land described as: Monte Cristo lot 77

on _____, 20____, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

- YES A plat has been prepared;
- YES A plat has been reviewed and approved by the Commissioners Court;
- YES water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable;
- NO an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable;
- YES individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023;
- YES electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023.

(Date approved 3-24-12)

(verified by Flor C. Castillo)

(verified by [Signature]);

(verified by [Signature]);

(verified by Flor C. Castillo);

Flor C. Castillo
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST: _____
Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 02-19-10

County of Hidalgo

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956-205-7049

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

Precinct 1 2 3 4

Application No: 411513

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Javier A. MARTINEZ

Address: 15812 JENNIFERS Rd.

Edinburg TX. 78541

Phone: (956) 821-0273

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

Monte Cristo lot 77.

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
- Owner of lot in subdivision
- Resident of lot in a subdivision
- Entity that provides utility service

Javier A. Martinez
Requesting Party (Signature)

7-2-12
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) plat

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

7-3-12
Date

Florencio Casillas
County Official

EDWARDS ABSTRACT
76219 L-4

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

WARRANTY DEED

Date: March 30, 2012

Grantor: FRANCISCO VASQUEZ, a single man

Grantor's Mailing Address: 3717 Amando St., Edinburg, Hidalgo County, Texas 78539

Grantee: JAVIER MARTINEZ ALMEYDA, a single man

Grantee's Mailing Address: 17313 Wallace Rd., Edinburg, Hidalgo County, Texas 78541

Consideration: Ten and No/100 (\$10.00) Dollars and other good and valuable consideration.

Property (including any improvements):

Lot Seventy-seven (77), MONTE CRISTO SUBDIVISION, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 23, Page 195A, Map Records, Hidalgo County, Texas.

Reservations From and Exceptions to Conveyance and Warranty:

1. Restrictions recorded in Volume 1987, Page 496, Official Records and in Volume 23, Page 195A, Map Records, Hidalgo County, Texas.
2. All the oil, gas and other minerals, in, under or that may be produced from the land are excepted herefrom in instrument(s) dated March 1, 1946, recorded in Volume 581, Page 262, Deed Records, Hidalgo County, Texas.
3. Oil, Gas and Mineral Lease dated July 9, 1976, recorded in Volume 359, Page 934, Oil and Gas Records, Hidalgo County, Texas.
4. Memorandum of Oil and Gas Lease dated February 17, 2000, recorded under Clerk's File No. 852833 and refilled under Clerk's File No. 1161677, Official Records, Hidalgo County, Texas.

Chapter 232 Texas LGC Application

APPLICATION NO:
4-11513
Apr. 27, 2012

COUNTY OF HIDALGO
PLANNING DEPARTMENT
1304 S. 25th Ave EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

M5810-00-000-0077-00

[1] OWNER: MARTINEZ, JAVIER ALMEYDA
17313 WALLACE RD.
EDINBURG, TX. 78541
Telephone No. 821-0273

[7] LEGAL DESC./NAME OF SUBDIVISION
MONTE CRISTO LOT 77

[2] CONTRACTOR: SELF

LOCATION: 0 WARE & M. CRISTO

[3] WATER SYSTEM: SHAR

[8] SEWAGE: INSTA

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

[9] CONSTRUCTION TYPE: META

[5] SIZE OF STRUCTURE: 664 Sq. Ft.

[10] EST. COST OF CONST.: \$4,000

[6] USE OF BUILDING: RES.M.H.ZONE.X

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

Special Conditions: No construction allowed over any easements.
MUST COMPLY W/ALL REGULATIONS AS PER COUNTY
STATE CITY FEMA & SETBACKS.FRONT 25' SIDE 6' REAR
10' . ELEVATION AS PER FEMA.

FOR COUNTY USE ONLY APPLICATION FEES

Prepared by *Hanna Loh* Date 04/27/12

OTHER _____
TOTAL AMOUNT \$30.00

Light [] Water []

Approved by *Rudy Ruiz* Date 04/26/12

Flood Zone: NO
Panel No. /Suffix: 0325 A Pct: 4

Community No.: 480334

Certification of Elevation
Required: YES NO BFE

Signature of Owner or Applicant *[Signature]* Date 4-27-12

- 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.



PLANNING DEPARTMENT

County of Hidalgo

Rev. 02-19-10

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956-318-2844

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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: 4-11656

HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Name: Aveli Saldivar

Address: 832 Sharp Rd
Edinburg, Tx 78542

Phone: 570-64-47

Approved by Environmental Health:	Temporary Service <input checked="" type="checkbox"/>	Final Service <input checked="" type="checkbox"/>
Inspection/Permit No:	Authorized Signature	Authorized Signature
Date Approved:	<u>1 / 1</u>	<u>7 / 2 / 12</u>

Water Supplier: North Alamo

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

Account/ESI No.: 265202-001
 Temporary Pole Permanent Service
mobile home

regarding the land described as: San Cristobal 3/0 Lot 57

on _____, 20____, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

- yes A plat has been prepared;
- yes A plat has been reviewed and approved by the Commissioners Court; water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable;
- NO an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable;
- yes individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023;
- yes electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023.

(Date approved 12-10-05)
Flora Castillo
 (verified by Flora Castillo)
2-2-12 Ruby Hernandez
 (verified by Ruby Hernandez)
7-2-12 Ruby Hernandez
 (verified by Ruby Hernandez)
 (verified by Flora Castillo)

Flora Castillo
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST: _____
Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 02-19-10

County of Hidalgo

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Edinburg, Texas 78542
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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: 4-114572

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Areli Saldivar
Address: 837 Sharp Rd
Edinburg, Tx 78542
Phone: 570-64-47

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

San Cristobal lot 57

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
 Owner of lot in subdivision
 Resident of lot in a subdivision
 Entity that provides utility service

Areli Saldivar
Requesting Party (Signature)

7-3-12
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
 Executory Contract
 Lease
 Rent Receipt
 Affidavit
 Other (describe) plat

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

7-3-12
Date

Flor O. Castillo
County Official

WARRANTY DEED WITH VENDOR'S LIEN

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.

Date: June 11, 2012

Grantor: San Cristobal Partnership

Grantor's Mailing Address (including county):

5711 North 10th Street
McAllen, Texas 78504
Star County, Texas

Grantee: Jesus Ruiz Puente and Areli Saldivar

Grantee's Mailing Address (including county):

8423 Humphrey
Edinburg, TX 78539
Hidalgo County

Consideration: Ten Dollars and other valuable consideration to the undersigned paid by the grantee herein named, the receipt of which is hereby acknowledged, and the further consideration of a note of even date that is in the principal amount Twenty Nine Thousand Five Hundred Dollars and 00/100 (\$29,500.00) and is executed by Grantee, payable to the order of San Cristobal Partnership. The note is secured by a vendor's lien retained in favor of San Cristobal Partnership in this deed and by a deed of trust of even date from Grantee to William A. Schwarz, Trustee.

Property (including any improvements):

Lot(s)#57, San Cristobal Subdivision Phase One, Hidalgo County, Texas as per the map or plat thereof on file and of record in Volume 46 , Pages 162 through 166, Map Records, Hidalgo County, Texas

Reservations from and Exceptions to Conveyance and Warranty:

1. Mineral reservations and conveyances of record.
2. Easements of record.
3. Subdivision restrictions of record as instrument number 1413640, Official Records, Hidalgo County, Texas.

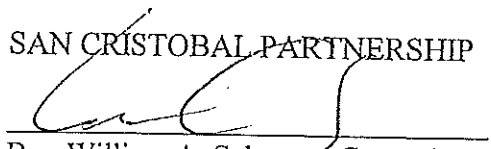
Grantor, for the consideration and subject to the reservations from, and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's

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 warranty.

The vendor's lien against and superior title to the property are retained until each note described is fully paid according to its terms, at which time this deed shall become absolute.

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

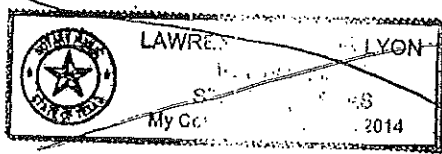
SAN CRISTOBAL PARTNERSHIP

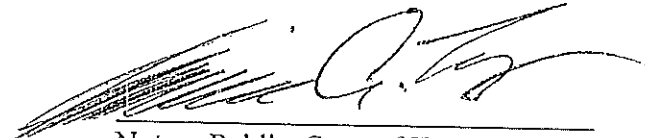

By: William A. Schwarz, General Partner

(Acknowledgment)

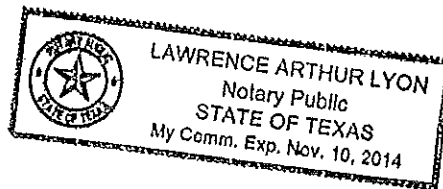
State of Texas §
 §
County of Hidalgo §

This instrument was acknowledged before me on the 11th day of June 2012, by WILLIAM A. SCHWARZ, General Partner, SAN CRISTOBAL PARTNERSHIP, a Texas partnership, on behalf of said partnership.




Notary Public, State of Texas

AFTER RECORDING RETURN TO:
San Cristobal Subdivision
5711 N. 10th Street
McAllen, Texas 78504



Chapter 232 Texas LGC Application

APPLICATION NO:

4-11656

Jun. 27, 2012

COUNTY OF HIDALGO
PLANNING DEPARTMENT

1304 S. 25th Ave EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

S0557-01-000-0057-00

[1] OWNER: PUENTE, JESUS RUIZ & ARELI S

831 SHARP RD.
EDINBURG, TX. 78542
Telephone No. 570-6447

[7] LEGAL DESC./NAME OF SUBDIVISION
SAN CRISTOBAL LOT 57

LOCATION: 0 107 & TOWER

[2] CONTRACTOR: SELF

[8] SEWAGE: EXIST

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: WOOD

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

[10] EST. COST OF CONST.: \$4,000

[5] SIZE OF STRUCTURE: 672 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: NEW RESIDENTIAL M/H

Special Conditions: No construction allowed over any easements.
MUST COMPLY WITH ALL COUNTY, STATE, CITY, FEMA
REGULATIONS FRONT-25' REAR-15' SIDES-6'

FOR COUNTY USE ONLY
APPLICATION FEES

Rochelb Ruiz 6-27-12
Prepared by Date

OTHER _____
TOTAL AMOUNT \$30.00

Rochelb Ruiz 6-22-12
Approved by Date

Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 480334 Pct: 4

Community No.: 0325 D

Certification of Elevation
Required: YES NO BFE

x Arneli Saldivar 6-27-12
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.



PLANNING DEPARTMENT

Rev. 02-19-10

County of Hidalgo

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956-318-2844

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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 4

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

Application No: 4-11636
Y-01

HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Name: Maldonado
Rosilinda Solis

Approved by Environmental Health:	Temporary Service <u>[Signature]</u> Authorized Signature	Final Service <u>[Signature]</u> Authorized Signature
Inspection/Permit No:	<u>Sara</u>	<u>Sara</u>
Date Approved:	<u>6/29/12</u>	<u>6/29/12</u>

Address: 2308 ZEKE
AVE Edinburg
TX 78542

Water Supplier: N/A

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

Phone: (956) 599-8041

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

regarding the land described as: North San Carlos Est. #2 C-58

on _____, 20____, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

- yes A plat has been prepared;
- yes A plat has been reviewed and approved by the Commissioners Court; water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable;
- yes an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable;
- N individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023;
- yes electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023.

(Date approved 2-17-09);
 (verified by [Signature]);
 (verified by [Signature]);
 (verified by [Signature]);
 (verified by [Signature]);

[Signature]
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST: _____
Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 02-19-10

County of Hidalgo

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Edinburg, Texas 78542
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956-968-4734
956-973-7850

Precinct No.3 Substation
2401 N. Moorefield Rd.
Mission, TX 78572
956-205-7045
956-205-7049

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

Precinct 1 2 3 4
Application No: 9-11636

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Rosalinda Solis

Address: 2308 ZEKE AVE
Edinburg TX 78542

Phone: (956) 594-8041

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

North San Carlos Est. #2 L-58

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
- Owner of lot in subdivision
- Resident of lot in a subdivision
- Entity that provides utility service

Maldonado
Rosalinda Solis 6/27/12
Requesting Party (Signature) Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) plat

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

7-3-12
Date

Raul Castillo
County Official

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.

WARRANTY DEED WITH VENDOR'S LIEN

Date: January 1, 2009

Grantor: JUAN R. MOLINA d/b/a NORTH SAN CARLOS ESTATES

Grantor's Mailing Address:

710 S. Texas Blvd. - P.O. Box 190
Weslaco, Texas 78596
Hidalgo County

Grantee: SALVADOR MALDONADO and ROSALINDA MALDONADO

Grantee's Mailing Address:

2303 Eva Ave.
Edinburg, Texas 78541
Hidalgo County

Consideration:

Cash and a note of even date executed by Grantee and payable to the order of Grantor in the principal amount of SIXTEEN THOUSAND EIGHT HUNDRED FIFTY AND NO/100 DOLLARS (\$16,850.00). The note is secured by a first and superior vendor's lien and superior title retained in this deed and by a first-lien deed of trust of even date from Grantee to Juan R. Molina, trustee.

Property (including any improvements):

2308 ZEKE AVE
Lot 58, North San Carlos Estates, Phase II, Hidalgo County, Texas, according to map thereof recorded in Volume , Pages , Map Records of Hidalgo County, Texas.

Reservations From and Exceptions to Conveyance and Warranty:

1. Easements, rights-of-way, and prescriptive rights of record.
2. All presently recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property.
3. All rights, obligations, and other matters emanating from and existing by reason of the creation, establishment, maintenance, and operation of any county water improvement district.

Chapter 232 Texas LGC Application

APPLICATION NO:
4-11636
Jun. 21, 2012

COUNTY OF HIDALGO
PLANNING DEPARTMENT
1304 S. 25th Ave EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

N6750-02-000-0058-00

[1] OWNER: MALDONADO, SALVADOR &
ROSALINDA
2308 ZEKE AVE.
EDINBURG TX, 78542
Telephone No. 599-8041

[7] LEGAL DESC./NAME OF SUBDIVISION
NORTH SAN CARLOS EST. #2 LOT 5
10/13/09SEE/PEND/FILE/NOTE

[2] CONTRACTOR: SELF

LOCATION: 0 VALVERDE & M. CRISTO

[3] WATER SYSTEM: N AL

[8] SEWAGE: PUBLI ✓

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

[9] CONSTRUCTION TYPE: WOOD

[5] SIZE OF STRUCTURE: 432 Sq. Ft.

[10] EST. COST OF CONST.: \$1,500

[6] USE OF BUILDING: RES. ZONE-X-01

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

Special Conditions: No construction allowed over any easements.
MUST COMPLY W/ALL COUNTY SETBACKS & REGULATIONS
FRONT 25' SIDES 6' REAR 15'
MINIMUM ELEV. 18" ABOVE CENTERLINE OF STREET

FOR COUNTY USE ONLY
APPLICATION FEES

Eduar Celaldez
Prepared by Date 6-21-12

OTHER _____
TOTAL AMOUNT \$30.00

Arson Hernandez
Approved by Date 6-21-12

Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 6325D Pct: 4

Community No.: 480334

Certification of Elevation
Required: YES NO BFE

X ROSA LINDA SOLIS
Signature of Owner or Applicant Date 6-21-12

- 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.



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

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

Precinct 1 2 3 4
Application No: U-10931

HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Name: Amanda Perreth
Maria T Perreth
Address: 8010 Dobby Ave
Edinburg Tx
78542
Phone: (956) 5103-2639

Approved by Environmental Health:	Temporary Service	Final Service
Inspection/Permit No:	Authorized Signature	48799 Authorized Signature
Date Approved:	<u>1 1</u>	<u>7 13 12</u>

Water Supplier: North Abamo Water Supply

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

Account/ESI No.: NA
 Temporary Pole Permanent Service

regarding the land described as: munzo sub weller lot 74

on July 3, 20 12, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

- yes A plat has been prepared;
- yes A plat has been reviewed and approved by the Commissioners Court; water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable;
- no an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable;
- yes individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023;
- yes electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023.

(Date approved 5-14-84);
 (verified by Flor C. Castillo)
Richard
 7-3-12
 (verified by [Signature]);
 7-3-12
 (verified by [Signature]);
 (verified by Flor C. Castillo);

Flor C. Castillo _____
 Planning Department Authorized Signature Hidalgo County Judge Date

ATTEST: _____
 Hidalgo County Clerk Date



PLANNING DEPARTMENT

Rev. 02-19-10

County of Hidalgo

Main Office
1304 South 25th Street
Edinburg, Texas 78542
956-318-2840
956-318-2844

Precinct No.1 Substation
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Precinct No.3 Substation
2401 N. Moorefield Rd.
Mission, TX 78572
956-205-7045
956-205-7049

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

Precinct 1 2 3 4
Application No: 4-10931

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Amanda Perrett & Maria T Perrett

Address: 8010 Debby Ave
Edinburg Tx 78542

Phone: (956) 563-2439

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

Muniz Sub Lot 74

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
- Owner of lot in subdivision
- Resident of lot in a subdivision
- Entity that provides utility service

Amanda Perrett
Requesting Party (Signature)

7-3-12
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) plat

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

7-3-12
Date


Flora Castillo
County Official

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

WARRANTY DEED

Date: October 14, 2010

I hereby certify that this is a true and correct copy of the original hereof.

Grantor(s): Francisco Hinojo, Jr. joined herein by my wife, Yolanda Hinojo 
A.C. Garcia

Grantor's Mailing Address:
113 W. End Dr.
Valdosta, Lowndes County, Georgia 31601-5254

Grantee(s): Amanda Perrett, a single person

Grantee's Mailing Address:
5008 Azteca Ave.
San Juan, Hidalgo County, Texas 78589

Consideration:

For the consideration of Ten and No/100 Dollars (\$10.00) and other valuable consideration to the undersigned paid by the Grantee herein named, the receipt of which is hereby acknowledged.

Property (including any improvement, if any):

All of Lot 74, Muniz Subdivision, Hidalgo County, Texas, according to map thereof recorded in Volume 24, Page 17, of the Map Records of Hidalgo County, Texas.

Reservations from and Exception to Conveyance and Warranty:

1. Less and Except all oil, gas and other minerals.
2. Taxes for the year 2010 and all subsequent years.
3. A five foot (5') Utility easement along the front of subject property as shown on plat recorded in Volume 24, Page 17, Map Records of Hidalgo County, Texas.
4. A ten foot (10') Utility Easement along the rear of subject property as shown on plat recorded in Volume 24, Page 17, Map Records of Hidalgo County, Texas.
5. Easements, rules, regulations and rights in favor of Hidalgo County Irrigation District No. 2.

6. A twenty foot (20') Minimum Setback Line along the front of said lot as set out on plat recorded in volume 24, Page 17, Map Records of Hidalgo County, Texas.
7. A ten foot (10') Minimum Setback Line along the rear of said lot as set out on plat recorded in Volume 24, Page 17, Map Records of Hidalgo County, Texas.
8. A five foot (5') Minimum Setback Line along the sides of said lot as set out on plat recorded in volume 24, page 17, Map Records of Hidalgo County, Texas.
9. One-half (1/2) of all oil, gas, and other minerals reserved in Deed dated June 8, 1965, recorded in Volume 1119, Page 68, Deed of Records of Hidalgo County, Texas.

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 Grantor but not otherwise, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

As a material part of the consideration for this deed, Grantors and Grantee agree that Grantee is taking the property "AS IS" with any and all latent and patent defects and that there is no warranty by Grantors that the property has a particular financial value or is fit for a particular purpose. Grantee acknowledge and stipulate that Grantee is not relying on any representation, statement, or other assertion with respect to the property condition but is relying on Grantee's examination of the property. Grantee takes the property with the express understanding and stipulation that there is no express or implied warranties except for limited warranties of title set forth in this deed.

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

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

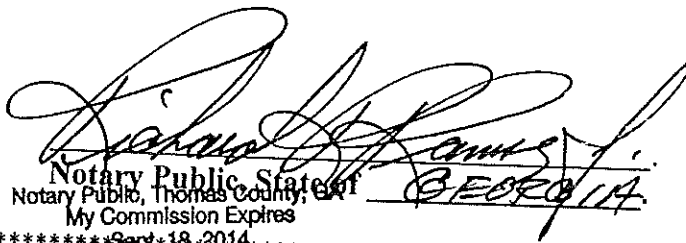
Francisco Hinojo Jr
FRANCISCO HINOJO, JR.

Yolanda Hinojo
YOLANDA HINOJO

(Acknowledgment)

STATE OF GEORGIA 0
COUNTY OF LOWNDEN 0

This instrument was acknowledged before me on the 20th day of OCTOBER, 2010 by FRANCISCO HINOJO, JR. AND WIFE, YOLANDA HINOJO.


Notary Public, State of GEORGIA
Notary Public, Thomas County, GA
My Commission Expires Sept. 18, 2014

After Recording Return To:
A. C. Garcia, Attorney
P. O. Box 630
Pharr, Texas 78577

Prepared In The Law Office of:
A. C. Garcia, Attorney
125 E. Caffery
Pharr, Texas 78577

Chapter 232 Texas LGC Application

APPLICATION NO:
4-10931
Aug. 26, 2011

COUNTY OF HIDALGO
PLANNING DEPARTMENT
1304 S. 25th Ave EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

M7030-00-000-0074-00

[1] OWNER: PERRET, AMANDA

5008 AZTECA AVE.
SAN JUAN, TX. 78589

Telephone No. 570-9718

[7] LEGAL DESC./NAME OF SUBDIVISION
MUNIZ LOT 74

LOCATION: 0 TOWER & TRENTON

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: WOOD

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

[10] EST. COST OF CONST.: \$15,000

[5] SIZE OF STRUCTURE: 1,469 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: NEW RES CONST.

Special Conditions: No construction allowed over any easements.
MUST COMPLY WITH ALL COUNTY SETBACKS & REGULATIONS
FRONT:20' BACK:10' SIDE:6' SIDE:6'
18" ABOVE TOP OF CURB

FOR COUNTY USE ONLY APPLICATION FEES

OTHER _____
TOTAL AMOUNT \$30.00

Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 0425C Pct: 4

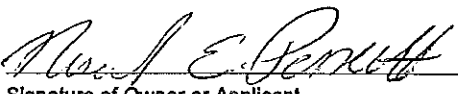
Community No.: 480334

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.


Prepared by _____ Date 8/26/11

Rudy Rios
Approved by _____ Date 8/24/11


Signature of Owner or Applicant _____ Date 8.26.11

[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.



PLANNING DEPARTMENT

Rev. 02-19-10

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: 4-11545

HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

5-14-12
X-25

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Name: Rogelio Falcon

Address: 1613 W. Perognaw
Edinburg, TX 78541

Phone: 956-867-1254

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

Water Supplier: North Alamo Water

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

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

regarding the land described as:
Falcon's Crest Garden Lot 31.

on _____, 20____, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

- YES A plat has been prepared;
- YES A plat has been reviewed and approved by the Commissioners Court;
- YES water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable;
- NO an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable;
- YES individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023;
- YES electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023.

(Date approved 10-19-01);
(verified by Florio Castillejo)
Florio Castillejo

(verified by [Signature]);

(verified by [Signature]);
(verified by Florio Castillejo)

Florio Castillejo
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 02-19-10

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

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

Precinct 1 2 3 4
Application No: 4-11545

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Rogelio Falcon

Address: 1013 N. Peregrina dr
Edinburg Tx 78541

Phone: (956) 867-1254

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

falcon's Crest Garden Lot 31

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
- Owner of lot in subdivision
- Resident of lot in a subdivision
- Entity that provides utility service

[Signature]
Requesting Party (Signature)

7-05-12
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) plat

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

7-05-12
Date

[Signature]
County Official

Charge to: VLTC
GF# 128748

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

WARRANTY DEED

Date: April 4, 2012

Grantor: MARICRUZ ALEMAN CAEG, f/k/a MARICRUZ ALEMAN, joined pro forma herein by her husband, CLARENCE ONRUBIA CAEG

Grantor's Mailing Address (including county):

1525 Vera Cruz Drive
Plano, Texas 75074
Collins County

Grantee: ROGELIO FALCON and wife, VERONICA Y. FALCON

Grantee's Mailing Address (including county):

1013 N. Peregrine Drive
Edinburg, Texas 78542
Hidalgo County

Consideration: Ten Dollars and other valuable consideration to the undersigned paid by the grantee herein named, the receipt of which is hereby acknowledged.

Property (including any improvements):

All of Lot 31, FALCON'S CREST GARDENS SUBDIVISION, an Addition to the City of Edinburg, Hidalgo County, Texas, according to the map recorded in Volume 46, Page 92-94, Map Records, in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes.

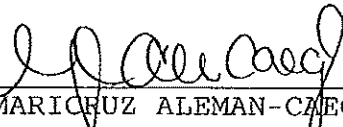
Reservations from and Exceptions to Conveyance and Warranty:

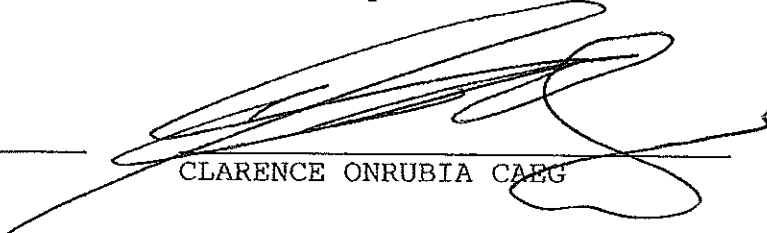
1. Restrictive covenants dated October 29, 2004, filed November 2, 2004 under Document Number 1399065, Official Records and Volume 46, Pages 92-94, Map Records of Hidalgo County, Texas, but omitting any covenant or restriction based on race, color, religion, sex handicap, familial status or national origin unless and only to the extent that said covenants (a) is exempt under Chapter 42, Section 3607 of the United States Code or (b) relates to handicap but does not discriminate against handicapped persons.
2. Annual maintenance charge and/or current assessments as set forth in instrument dated October 29, 2004, filed November 2,

- 2004, under Document Number 1399065, Official Records, Hidalgo County, Texas.
3. Statutory easements, rules, regulations and rights in favor of Hidalgo County Irrigation District No. 1.
 4. Minimum floor elevations, setback lines, utility easements and restrictions as shown on the amended map of FALCON'S CREST GARDENS SUBDIVISION, recorded in Volume 46, Pages 92-94, Map Records of Hidalgo County, Texas.
 5. Easement in favor of Hidalgo County Irrigation District Number One, a Texas political subdivision as shown by instrment dated June 17, 2004, filed January 26, 2012 under Document Number 2012-2275432, Official Records of Hidalgo County, Texas.
 6. Terms, stipulations and conditions contained in Oil, Gas and Mineral Lease in favor of Yuma Petroleum Company, dated May 9, 1985, recorded in Volume 2174, Page 932; dated April 11, 1985, recorded in Volume 2175, Page 152; dated September 5, 1985, recorded in Volume 2238, Page 990 and dated September 5, 1985, recorded in Volume 2239, Page 7, all in the Official Records of Hidalgo County, Texas.
 7. Terms, stipulations and conditions as disclosed iby Certificate of REsolution and Order of Hidalgo County Irrigation District NO. 1, dated August 4, 2008, filed August 12, 2008 under Document Number 2008-1918209, Official Records of Hidalgo County, Texas.
 8. Mineral and/or royalty reservation contained in deed dated March 10, 1958, recorded in Volume 913, Page 60 and recorded in Volume 943, Page 82, Deed Records of Hidalgo County, Texas.
 9. Mineral and/or royalty reservation contained in deed dated November 5, 2003, filed November 6, 2003, under Document Number 1263763 and dated May 11, 2007, filed May 25, 2007 under Document Number 2007-1762600, Official Records of Hidalgo County, Texas.
 10. Mineral and/or royalty reservation contained in deed dated June 17, 2004, filed January 26, 2012, under Document Number 2012-2275432, Official Records of Hidalgo County, Texas.
 11. Standby fees, taxes and assessments by any taxing authority for the year 2012, and subsequence years.

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 warranty.

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

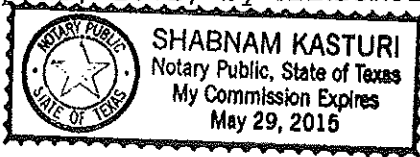

MARICRUZ ALEMAN-CAEG



CLARENCE ONRUBIA CAEG

(Acknowledgment)

State of Texas
County of COLLIN

This instrument was acknowledged before me on the 4 day of April, 2012, by MARICRUZ ALEMAN-CAEG.

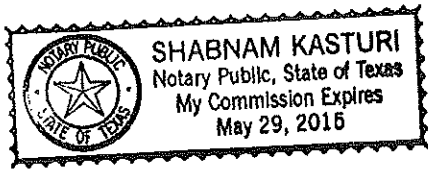


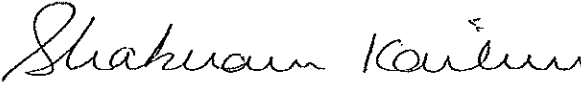

Notary Public, State of Texas

(Acknowledgment)

State of Texas
County of COLLIN

This instrument was acknowledged before me on the 4 day of April, 2012, by CLARENCE ONRUBIA CAEG.




Notary Public, State of Texas

AFTER RECORDING RETURN TO:

THE LAW FIRM OF:
McLAREN & ASSOCIATES
5123 N. McColl
McAllen, Texas 78504

PREPARED BY:

THE LAW FIRM OF:
McLAREN & ASSOCIATES
5123 N. McColl
McAllen, Texas 78504
File/GF Number: 12/5051

Chapter 232 Texas LGC Application

APPLICATION NO:
4-11545
May. 14, 2012

COUNTY OF HIDALGO
PLANNING DEPARTMENT
1304 S. 25th Ave EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

F1552-00-000-0031-00

[1] OWNER: FALCON, ROGELIO & VERONICA Y

[7] LEGAL DESC./NAME OF SUBDIVISION
FALCON CREST GARDENS LOT 31

101316 PEREGRINE DR.
EDINBURG, TX. 78541

Telephone No. 867-1254

LOCATION: 0 107 & ALAMO

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: WOOD

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

[10] EST. COST OF CONST.: \$200,000

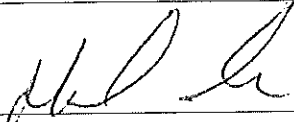
[5] SIZE OF STRUCTURE: 5,200 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES NO

[6] USE OF BUILDING: RES.HOME.ZONE.X

Special Conditions: No construction allowed over any easements.
MUST COMPLY W/ALL REGULATIONS AS PER COUNTY STATE
CITY FEMA & SETBACKS.FRONT 25' SIDE 6' REAR 50'.
18" ABOVE CNTR LINE OF ST.

FOR COUNTY USE ONLY APPLICATION FEES

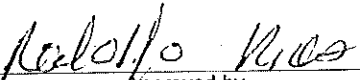

Prepared by

05/14/12
Date

OTHER _____
TOTAL AMOUNT \$30.00

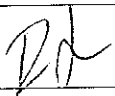
Light [] Water []

Flood Zone: NO
Panel No. /Suffix: 0325 D Pct: 4


Approved by

05/10/12
Date

Community No.: 480334
Certification of Elevation
Required: YES NO BFE


Signature of Owner or Applicant

May-14-2012
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.