

Official Receipt for Recording in:

Hidalgo County Clerk
P.O. Box 58
Edinburg, TX 78540

RECEIVED BY
COUNTY CLERK

2012 JUN 22 PM 2 48

062812-272566A

Issued To:

HIDALGO COUNTY ROW DEPT.
509 EAST EARLING RD.
283-8134
SAN JUAN TX 78589

Recording Fees

Document Description	Number	Recording Amount
Recording	1668623	28.00
WARRANTY DEED MILE 8 N RD		
		28.00

Collected Amounts

Payment Type	Amount
ESCROW/CHARGE ACCNT	28.00
	28.00

Total Received : 28.00
 Less Total Recordings: 28.00

 Change Due : .00

Thank You

ARTURO GUAJARDO JR. - County Clerk

By - Maryne Alanis

Receipt#	Date	Time
0800757	09/26/2006	02:10p

Reprinted By: Yessica Cortez
Reprinted On: 04/30/2012 02:07p

RECEIVED
MAY 08 2012
RIGHT OF WAY DEPT.

Hidalgo County
Eddy Trevino
County Clerk
Edinburg, TX 78540



RECEIVED BY
COUNTY CLERK

Instrument Number: 2006-1668623

As 2012 JUN 22 PM 2 48

Recorded On: September 28, 2006

Recording

Billable Pages: 4

Number of Pages: 5

Parties:
To

Comment: WARRANTY DEED MILE 8 N RD

** Examined and Charged as Follows: **

Recording	28.00
Total Recording:	28.00

Car. m. 3 low

INVOICE RECEIVED BY
Jan Solin ON 6/12/12
GOODS/SERVICES RECEIVED BY
Jan Solin ON 9/28/06

2-1200-431-00-123-005-0-339

***** THIS PAGE IS PART OF THE INSTRUMENT *****
Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 2006-1668623
Receipt Number: 800757
Recorded Date/Time: September 28, 2006 02:10P

Record and Return To:

HIDALGO COUNTY RIGHT OF WAY DEPARTMENT
509 E. EARLING ROAD
SAN JUAN TX 78589

User / Station: M Alanis - Cash Station 04



STATE OF TEXAS
COUNTY OF HIDALGO

I hereby certify that this instrument was FILED in the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Hidalgo County, Texas

Eddy Trevino
County Clerk
Hidalgo County, TX

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 LICENCE NUMBER.
Chapter 11, Sec. 11.008 Texas Property Code

1668623

**MILE 8 NORTH ROAD
WARRANTY DEED**

**THE STATE OF TEXAS
COUNTY OF**

§
§ **KNOW ALL MEN BY THESE PRESENTS:**
§

That I, Luis E. Padula, owning, occupying and claiming other property as homestead, whose address is 1109 South Cynthia, McAllen, Hidalgo County, Texas 78501, "Grantor", for and in consideration of the sum of **ONE AND 11/100 DOLLARS** to the undersigned paid by the "Grantee" herein named, the receipt and sufficiency of which is hereby acknowledged and for which no lien is retained either expressed or implied, has **GRANTED, SOLD AND CONVEYED**, and by these presents does **GRANT, SELL AND CONVEY** unto Hidalgo County, whose address is 509 E. Earling Road San Juan, Hidalgo County, Texas 78589, all of the following described real property in McAllen, Hidalgo County, Texas to-wit:

SEE EXHIBIT "A" attached hereto and made a part hereof for all purposes.

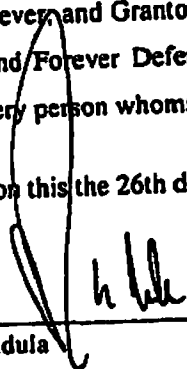
SUBJECT TO:

1. Easements and reservations as may appear upon the recorded map and plat thereof or otherwise of record.
2. Reservation of all oil, gas and other minerals.
3. All valid and outstanding oil and gas mineral leases of record.
4. Rights, rules, regulations, easements and liens in favor of Hidalgo County Irrigation District No. One
5. Taxes for the year 2006 and subsequent years.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said grantee, his successors, administrators, executors, and assigns forever, and Grantors does hereby bind himself, his successors, administrators, executors, and assigns to **Warrant and Forever Defend** all and singular the said premises unto said grantee its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Executed on this the 26th day of September, 2006.

Luis E. Padula



RECEIVED BY
COUNTY AUDITOR
Acknowledgement

State of Texas
County of Hidalgo

2012 JUN 22 PM 2 48

This instrument was acknowledged before me on the 26th day of September, 2006 by Luis E. Padula.



[Handwritten Signature]
Notary Public - State of Texas

Hidalgo County Right of Way Department

[Handwritten Signature]
Right of Way Agent

AFTER RECORDING RETURN TO:

Hidalgo County Right of Way Department
509 E. Earling Road
San Juan, Texas 78589

METES AND BOUNDS DESCRIPTION

BEING A RECTANGULARLY SHAPED 0.38 ACRE TRACT OF LAND, MORE OR LESS, CONSISTING OF THE SOUTH 50.0 FEET OF THAT CERTAIN 5.0 ACRE TRACT OF LAND CARVED OUT OF LOT 53-2, WEST ADDITION TO SHARYLAND SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 01, PAGE 56, MAP RECORDS OF HIDALGO COUNTY, TEXAS; SAID 0.38 ACRE TRACT OF LAND IS MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT A CONCRETE MONUMENT FOUND ON THE SOUTHEAST CORNER OF SAID LOT 53-2 FOUND AT THE INTERSECTION OF LOS EBANOS ROAD AND MILE 8 NORTH ROAD; THENCE, AS FOLLOWS:

NORTH 81 DEGREES 21 MINUTES WEST, COINCIDENT WITH THE SOUTH LINE OF SAID LOT 53-2, A DISTANCE OF 660.0 FEET TO A NAIL FOUND ON THE SOUTHEAST CORNER OF SAID 5.0 ACRE TRACT FOR THE SOUTHEAST CORNER AND POINT OF BEGINNING OF THIS HEREIN DESCRIBED TRACT;

(1) THENCE, NORTH 81 DEGREES 21 MINUTES WEST, CONTINUING COINCIDENT WITH THE SOUTH LINE OF SAID LOT 53-2 SAME BEING THE SOUTH LINE OF SAID 5.0 ACRE TRACT, A DISTANCE OF 330.0 FEET TO A NAIL FOUND ON THE SOUTHWEST CORNER OF SAID 5.0 ACRE TRACT FOR THE SOUTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT;

(2) THENCE, NORTH 08 DEGREES 39 MINUTES EAST, COINCIDENT WITH THE WEST LINE OF SAID 5.0 ACRE TRACT, A DISTANCE OF 20.0 FEET PASS A 1/2 INCH DIAMETER IRON ROD FOUND ON THE NORTH RIGHT-OF-WAY LINE OF SAID MILE 8 NORTH ROAD, AT A DISTANCE OF 50.0 FEET IN ALL TO A 1/2 INCH DIAMETER IRON ROD SET ON THE PROPOSED NORTH RIGHT-OF-WAY LINE OF SAID MILE 8 NORTH ROAD FOR THE NORTHWEST CORNER OF THIS HEREIN DESCRIBED TRACT;

(3) THENCE, SOUTH 81 DEGREES 21 MINUTES EAST, COINCIDENT WITH THE PROPOSED NORTH RIGHT-OF-WAY LINE OF SAID MILE 8 NORTH ROAD BEING ALONG A LINE PARALLEL TO AND 50.0 FEET AS MEASURED FROM A RIGHT ANGLE FROM THE SOUTH LINE OF SAID LOT 53-2 AND SAID 5.0 ACRE TRACT, A DISTANCE OF 330.0 FEET TO A 1/2 INCH DIAMETER IRON ROD SET ON INTERSECTION WITH THE EAST LINE OF SAID 5.0 ACRE TRACT FOR THE NORTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT;

(4) THENCE, SOUTH 08 DEGREES 39 MINUTES WEST, COINCIDENT WITH THE EAST LINE OF SAID 5.0 ACRE TRACT, A DISTANCE OF 30.0 FEET PASS A 1/2 INCH DIAMETER IRON ROD FOUND ON INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF SAID MILE 8 NORTH ROAD, AT A DISTANCE OF 50.0 FEET IN ALL TO THE POINT OF BEGINNING, CONTAINING 0.38 ACRES OF LAND, MORE OR LESS.

BEARING SOURCE: RECORDED PLAT OF SAID WEST ADDITION TO SHARYLAND SUBDIVISION, HIDALGO COUNTY, TEXAS.

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