

STATE OF TEXAS §
COUNTY OF HIDALGO §

**ORDER CONFIRMING CANCELLATION
OF VALLEY STAR ACRES SUBDIVISION**

WHEREAS, the Commissioner Court of Hidalgo County, at a duly called and noticed meeting on October 21, 2008, and pursuant to Texas Local Government Code Section 232.008 after a hearing voted to cancel Valley Star Acres Subdivision according to the map or plat thereof recorded in Volume 22, Page 8, Map Records of Hidalgo County, Texas (the "Subdivision"), a metes and bounds description of the acreage tracts of the Subdivision as it existed after the cancellation is attached hereto as Exhibit "A" (the "Cancelled Subdivision").

WHEREAS, notice of the application for cancellation of the Subdivision was published in a newspaper of Hidalgo County, The Monitor, as required by section 232.008 (c) Local Government Code.

WHEREAS, the owners of the Cancelled Subdivision desire a formal order confirming the cancellation of the Subdivision;

THEREFORE, BE IT NOW ORDERED BY THE HIDALGO COUNTY COMMISSIONERS COURT that:

1. The action of the Commissioners Court taken on October 21, 2008 cancelling Valley Star Acres Subdivision is ratified and confirmed; and
2. The owners of the Cancelled Subdivision are authorized to file an instrument of record in the Official Records of Hidalgo County, Texas cancelling the Subdivision.

This ORDER being adopted, the County Judge is authorized to sign the ORDER and the County Clerk is instructed to record the ORDER in the official minutes of the Commissioners Court.

ADOPTED, PASSED AND ORDERED this ____ day of March, 2013.

Ramon Garcia, County Judge

ATTEST:

Arturo Guajardo, Jr., County Clerk

Exhibit "A"

METES AND BOUNDS DESCRIPTION

A 4.53 acre tract of land out of Lot 14, Block 51,
Alamo Land and Sugar Subdivision,
Hidalgo County, Texas
Volume 1, Page 24 Map Records
Also Being all of Lot 1 through Lot 23 and Clark Street right-of-way
Valley Acres Subdivision,
Hidalgo County, Texas
Volume 22, Page 8 Map Records

A 4.53 acre tract of land out of Lot 14, Block 51, Alamo Land and Sugar Subdivision, Hidalgo County, Texas as per map recorded in Volume 1, Page 24 Map Records and being all of Lot 1 through Lot 23 and Clark Street right-of-way out of Valley Acres Subdivision, Hidalgo County, Texas as per map recorded in Volume 22, Page 8 Map Records; Said 4.53 acre tract of land being more particularly described by metes and bounds as follows:

Commencing at a Southeast corner of Lot 14, Block 51, Alamo Land and Sugar Subdivision, **THENCE;** North 81 Degrees 35 Minutes West with the South line of said Lot 14, Block 51 and centerline of Owassa Road, a distance of 705.80 feet to a point for the Southeast corner of said Valley Acres Subdivision and this tract of land and the **POINT OF BEGINNING;**

THENCE; North 81 Degrees 35 Minutes 00 Seconds West with the South line of said Lot 14, Block 51 and Valley Acres Subdivision and centerline of Owassa Road, a distance of 246.37 feet to a point for the Southwest corner of said Valley Acres Subdivision and this tract of land;

THENCE; North 08 Degrees 25 Minutes 00 Seconds East at a distance of 30 feet pass a point on the North right-of-way line of Owassa Road, continuing with the West line of Lot 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11 and 12 Valley Acres Subdivision at a total distance of 959.80 feet to a point for the Northwest corner of Lot 12, Valley Acres Subdivision and the Northwest corner of this tract of land;

THENCE; South 48 Degrees 25 Minutes 09 Seconds East with the North line of Lot 12 and the North line of Lot 13 Valley Acres Subdivision, a distance of 294.31 feet to a point for the Northeast corner of said Lot 13 Valley Acres Subdivision and the Northeast corner of this tract of land;

THENCE; South 08 Degrees 25 Minutes 00 Seconds West with the East line of Lot 13, 14, 15, 16, 17, 18, 19, 20, 21, 22 and 23 Valley Acres Subdivision, a distance of 768.80 feet pass a point on the North right-of-way line of Owassa Road continuing at a total distance of 798.80 feet to the **POINT OF BEGINNING;** Said tract of land containing 4.53 acres of land more or less.