

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 2 3 4

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

Application No: 1-10040

HIDALGO COUNTY CERTIFICATE OF WATER SERVICE AVAILABILITY UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(e)(2)

Upon the application of:

Name: GREGORIO CORTERK

Address: 1720 MILE 3 NORTH
DONNA TEXAS
78537

Phone: 956.363-2761

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

Water Supplier: N.A.W.S

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

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

who is the person requesting utility service to subdivided land ("land") described as follows:

LA Donna, plat AN JRR TR Being Out of N. 80°-W139-E509.03
Lot 1 Blk 49 .26 AC Gr 0.20 AC. NET

[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

and who has submitted to the court an affidavit as required by Local Govt. Code Sec. 232.029 (f), on _____, 20____, the Hidalgo County Commissioners Court approved the issuance of this certificate stating as follows (strike through the statement that does not apply)

The land was not subdivided after September 1, 1995, and water service is available within 750 feet of the land.

-OR-

The land was not subdivided after September 1, 1995, and water service is available more than 750 feet from the subdivided land and the extension of water service to the land may be feasible, subject to a final determination by the water service provider.

[Signature]
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



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Precinct 1 2 3 4

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

Application No: 1-10090

**AFFIDAVIT
TO APPLY TO THE COUNTY OF HIDALGO
FOR CERTIFICATE OF WATER SERVICE AVAILABILITY
UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)**

[Note: To be eligible, the land must not have been subdivided after September 1, 1995.]

THE STATE OF TEXAS §
COUNTY OF HIDALGO §

BEFORE ME, the undersigned authority, on this day personally appeared

GREGORIO CORTIZ

Known to me [or proved to me in the oath of TXDL07270061 or through
(description of federal or state government ID card with photograph and signature)],
who swore on oath that the following two statements are true:

1. "I am requesting utility service to the following described land:

LA DONNA LOT 1 BLK 49 0.26 AC 6 R 0.20 AC NET ."

[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

2. "The land described above has been sold or conveyed to me."

AND [strike through the statement below that does not apply]

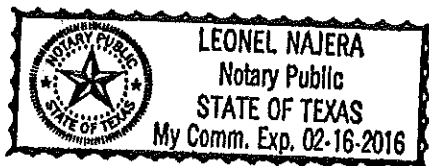
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

~~-OR-~~

3B. "The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999."

[Signature] (Signature)

SUBSCRIBED AND SWORN TO before me on APRIL 19, 20 13, to certify which, witnesses my hand and seal of office.



[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

Chapter 232 Texas LGC Application

APPLICATION NO:

1-10040

Apr. 19, 2013

COUNTY OF HIDALGO
PLANNING DEPARTMENT

1902 JOE STEPHENS
TEL 968-4724

WESLACO TX 78596
FAX 447-8612

L0800-00-049-000B-03

[1] OWNER: CORTEZ, GREGORIO

1720 MILE 3 N.
DONNA TX 78537

Telephone No.

[7] LEGAL DESC./NAME OF SUBDIVISION
LA DONNA AN IRR TR BEING OUT O
F N80'-W139'-E509.03' LOT 1 BL
K 49 0.26AC GR 0.20AC NET

LOCATION: 0

[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.: \$2,000

[5] SIZE OF STRUCTURE: 256 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: REST. ZONE B-44

Special Conditions: No construction allowed over any easements.

MUST CUMPLY WITH ALL COUNTY SETBACKS & REGULATIONS
SETBACKS FRONT:40 REAR:15' SIDES:6'
MIN. ELEV. ABOVE TOP OF NATURAL GROUND 18"

**FOR COUNTY USE ONLY
APPLICATION FEES**

OTHER _____

TOTAL AMOUNT \$30.00

Light [X]

Water [X]

Flood Zone: NO

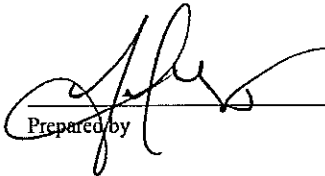
Panel No. /Suffix: _____ Pct: 0

Community No.: 49034

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

4/19/13
Date

GILBERT PELANA
Approved by

4/19/13
Date


Signature of Owner or Applicant

4/19/13
Date

[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.

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY 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 WITH VENDOR'S LIEN

Date: April 20, 2010

Grantor: Maria I Alvarez

Grantor's Mailing Address (including county):
2018 E 19th St Mission, Tx 78572, Hidalgo County, Texas

Grantee: **Gregorio Cortez Rocha**

Grantee's Mailing Address (including county):
1446 Carlos Dr Alamo Tx 78516
Hidalgo County, Texas

Conveyance: Subject to the Vendor's Lien that is retained by Grantor, Grantor has granted, sold, and conveyed unto Grantee the following identified and described property:
That portion that lies West of the drainage ditch easement out of the North 80 feet of that certain 5.74 acre tract out of lot 1, block 49 and lot 2, block 50, la donna plat subdivission, Hidalgo Country, Texas, according to the plat thereof being exhibit A in volume 2497, page 637, real property records, Hidalgo County, Texas.

Consideration: This conveyance is based upon the consideration of four thousand five hundred dollars and other good and valuable consideration wich has been paid unto the Grantor by the Grantee including a Real Estate Lien Note dated April 20, 2010 in the principal amount of one thousand one hundred dollars (\$ 1,100.00) By signing this Deed, Grantor acknowledges receipt of the Grantee's payment.

Vendor's Lien: A Vendor's Lien is retained in favor of the payee of the Note against the above described property and improvements to the property. Grantor retains superior title to the property until, the Note is paid in full according to its terms. The Note is secured by a Vendor's Lien retained in this Deed and by a Deed of trust of even date from Grantee to the above named trustee. The Vendor's Lien shall remain attached to the property and improvements until the

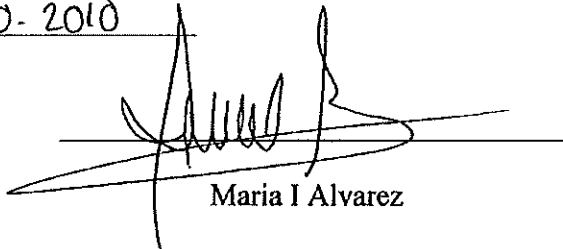
trustee. The Vendor's Lien shall remain attached to the property and improvements until the Note and all interest on the Note is fully paid according to the terms of the Note. At that time this deed shall become absolute and the Vendor's Lien shall be released.

Rights: This conveyance is made unto Grantee to have and to hold the above described property, together with, all and singular, the rights and appurtenances thereto in any wise belonging unto the Grantee, his or her heirs or assigns forever.

Warranty: Grantor binds himself, his or her heirs, executors, and administrators to warrant and forever defend, all and singular, the above identified property to Grantee, his or her heirs, and assigns, against every person who may lawfully claim the same, or any part thereof. This warranty excludes any and all reservations and exceptions to the conveyance.

Reservations from and exceptions to the conveyance and warranty: This conveyance is made subject to any and all valid and subsisting or recorded restrictions, conditions and covenants, easements rights-of-way, prescribe rights, wheter of record or not, reservations including but not limited to oil and gas leases, mineral severances, interests, and royalty rights, water, water rights or riparian rights, maintenance charges, together with any Lien securing the maintenance charges, zoning laws, ordinance of municipal or other governmental agencies or authorities, and conditions and covenants, if any, applicable to and enforceable against the property described above and as shown by the records of the county clerk of Hidalgo County Tx.

Signed on April 20-2010

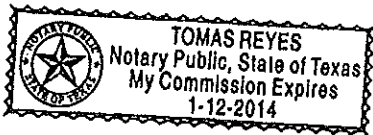


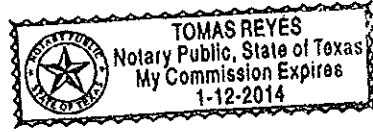
Maria I Alvarez

After recording return to:
Maria I Alvarez
2018 E 19th St Mission Tx 78572

State of Texas
County of Hidalgo

This instrument was acknowledged before me on 20th OF April 2010 by
Maria I Alvarez and Gregorio Cortez Rocha





Notary Public, State of Texas

A handwritten signature in black ink, appearing to be "Tomas Reyes", written over a horizontal line.

My commission expires:

01-12-2014

Grantor makes no warranty, express or implied, concerning the property's condition, need of repair, existence or absence of any defects, visible, hidden, latent or otherwise. Grantor hereby disclaims any and all warranties, express or implied concerning the property's workmanship, there are no implied warranties of merchantability or fitness for a particular purpose. Grantor delivers the property to the Grantee "as is" and "with all faults".

FLJ:egg
#5222

2251
Prepared by the State Bar of Texas for use by lawyers only.
Revised 10-85.
© 1987 by the State Bar of Texas

35433

Handwritten:
7.00

WARRANTY DEED

Date: AUGUST 26, 1987.

VOL 2497 PAGE 637

Grantor: RAMON GONZALES AND WIFE, ANGELITA P. GONZALES

Grantor's Mailing Address (including county):

ROUTE 1, BOX 40
DONNA, HIDALGO COUNTY, TEXAS 78537

Grantee: JOSEPH E. CHRISTMAS

Grantee's Mailing Address (including county):

P. O. BOX 469
MASON, TIPTON COUNTY, TENNESSEE 38049

Consideration: TEN AND NO/100THS (\$10.00) DOLLARS AND OTHER CONSIDERATION.

Property (including any improvements):

That portion that lies West of the drainage ditch easement out of the North Eighty (N. 80.0) feet out of that certain Five and Seventy-Four Hundredths (5.74) Acre Tract of Land out of Lot One (1), Block Forty-Nine (49), and Lot Two (2), Block Fifty (50), of the La Donna Plat Subdivision, Hidalgo County, Texas. Said property being conveyed being more particularly described on and shown on the attached plat which is attached hereto as Exhibit "A" and made a part hereof for all purposes. The said 5.74 acre tract being the same land conveyed to Bernabe Gonzalez and wife, Eloisa S. Gonzalez, to Ramon Gonzales, et. al. by Deed dated January 4, 1957, and recorded in Vol. 878, Pages 334-335, of the Deed Records of Hidalgo County, Texas, to which Deed and its record reference is here made for a more complete description of said 5.74 acre tract of land out of which this conveyance is being made.

Reservations from and Exceptions to Conveyance and Warranty:

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 conveyance and warranty.

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

INCL 2487 PAGE 638

Ramon Gonzales
 RAMON GONZALES

Angelita P. Gonzales
 ANGELITA P. GONZALES

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO,

This instrument was acknowledged before me on the 16th day of September, 19 87,
by RAMON GONZALES AND WIFE, ANGELITA P. GONZALES.

Esther Goveend
 Notary Public, State of Texas
 Notary's name (printed): Esther Goveend
 Notary's commission expires: 9-30-88

(Corporate Acknowledgment)

STATE OF TEXAS
COUNTY OF

This instrument was acknowledged before me on the _____ day of _____, 19 _____,
by _____ of _____
a _____ corporation, on behalf of said corporation.

 Notary Public, State of Texas
 Notary's name (printed):
 Notary's commission expires:

CHG. &
 AFTER RECORDING RETURN TO:
 FORREST L. JONES
 JONES, GALLIGAN, KEY & PENA
 P. O. DRAWER 1247
 WESLACO, TEXAS 78596

PREPARED BY THE LAW OFFICE OF:
 JONES, GALLIGAN, KEY & PENA

