

PLANNING DEPT. PCTS 3 WATER SERVICE AVAILABILTY		
	APPLICANT	APPLICATION NO.
1.	EFRAIN CANTU	3-13585
2.		
3.		
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7.		
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10.		
11.		
12.		
13.		
	COMM. COURT: JUNE 11, 2013	



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: 3-13585

4/19/13

**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

Efrain Cantu

Known to me [or proved to me in the oath of Texas Driver License or through IDL # 04428068 (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:

107 West Lot 22"

[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."

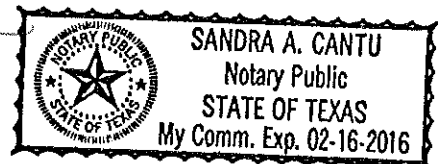
-OR-

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."

Efrain Cantu (Signature)

SUBSCRIBED AND SWORN TO before me on June 4, 2013 to certify which, witnesses my hand and seal of office.

Sandra A. Cantu
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS



SPECIAL WARRANTY DEED

Date: March 28, 2013

Grantor: Arnoldo Acedo, Jr. and wife, Lisa E. Acedo

Grantor's Mailing Address (including county):

12014 Acosta Circle East
Mission, Texas 78573
Hidalgo County, Texas

Grantee: Efrain Cantu Gonzalez

Grantee's Mailing Address (including county):

11934 Acosta Circle West
Mission, Texas 78573
Hidalgo County, Texas

Consideration: Ten Dollars and other valuable consideration paid by Grantee to Grantor, the receipt of which is hereby acknowledged.

Property (including any improvements):

Lot 22, 107 WEST SUBDIVISION, according to the Map or Plat thereof recorded in Volume 21, Page 141, Map Records of Hidalgo County, Texas.

Reservations from and Exceptions to Conveyance and Warranty:

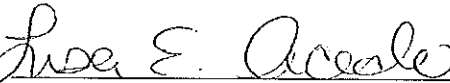
1. Visible and apparent easements on or across the subject property;
1. Easements, rights-of-way, and prescriptive rights, whether of record or not;
2. All recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property;
3. Rights of adjoining owners in any walls and fences situated on a common boundary;
4. Any discrepancies, conflicts, or shortages an area or boundary lines;
5. Any encroachments or overlapping of improvements;
6. All rights, obligations, and other matters emanating from and existing by reason of the creation, establishment, maintenance, and operation of any Water Improvement District, Irrigation District, or other applicable governmental district, agency, or authority;
7. Taxes for the current year and subsequent years, and subsequent assessments for prior years due to change in land usage or ownership;
8. The prior reservation or conveyance of all oil, gas, and other minerals previously reserved or conveyed by any parties having the right to do so;
9. All Easements, restrictions, set back lines, drainage swale requirements, and other matters shown on the plat of the subdivision in which the property is located;
10. Rules and Regulations of Hidalgo County, Texas pertaining to septic tanks and other sanitary facilities; and
11. Federal and County flood plain elevation regulations.

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 claim is by, through, or under Grantor, but not otherwise.

NO TITLE EXAMINATION WAS REQUESTED IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT, NOR WAS ANY MADE. THE PREPARER EXPRESSES NO OPINION ON TITLE TO THIS PROPERTY.

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

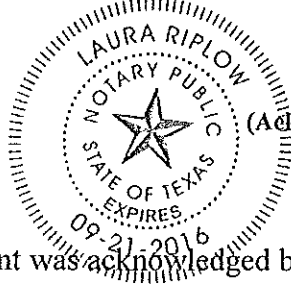

Arnoldo Acedo, Jr.


Lisa E. Acedo

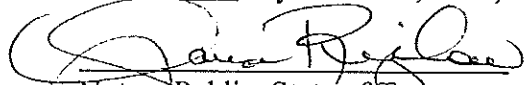
(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 28th day of March, 2013, by Arnoldo Acedo, Jr.

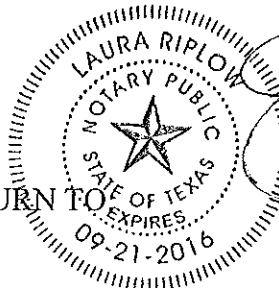


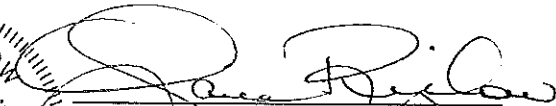
(Acknowledgment)


Notary Public, State of Texas

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 28th day of March, 2013, by Lisa E. Acedo.




Notary Public, State of Texas

AFTER RECORDING RETURN TO

PREPARED BY:

Arnoldo Acedo, Jr.
Lisa E. Acedo
12014 Acosta Circle East
Mission, Texas 78573

Law Offices of David A. Ewers, P.C.
323 Nolana
McAllen, Texas 78504

Chapter 232 Texas LGC Application

APPLICATION NO:
3-13585
Apr. 19, 2013

COUNTY OF HIDALGO
PLANNING DEPARTMENT
PO DRAWER B EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

O3950-00-000-0022-00

[1] OWNER: CANTU, EFRAIN

12014 ACOSTA CIRCLE EAST
MISSION TX 78574-7799

Telephone No. 239-2023

[7] LEGAL DESC./NAME OF SUBDIVISION
107 WEST LOT 22
X-25

LOCATION: 0 107 & SHARY

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: SHAR

[9] CONSTRUCTION TYPE: WOOD

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

[10] EST. COST OF CONST.: \$30,000

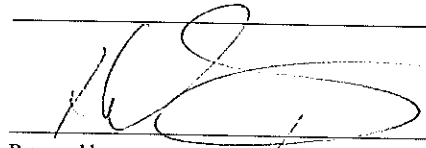
[5] SIZE OF STRUCTURE: 864 Sq. Ft.

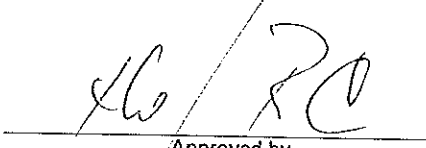
[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

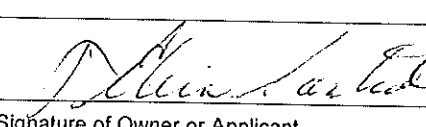
[6] USE OF BUILDING: RES NEW HOUSE

Special Conditions: No construction allowed over any easements.
F 25 S6 R 15

FOR COUNTY USE ONLY
APPLICATION FEES


Prepared by _____ Date 4/19/13


Approved by _____ Date 4/19/13


Signature of Owner or Applicant _____ Date 4/19/13

OTHER _____
TOTAL AMOUNT \$30.00
Light Water
Flood Zone: NO Panel No. /Suffix: 02950 Pct: 3
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.

[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.