

PLANNING DEPT. PCT.#1 CERTIFICATE OF PLAT & UTILITY STATUS		
	APPLICANT	APPLICATION NO.
1.	GLADYS A. VALDES	1-8612
2.	GLORIA CRUZ	1-10353
3.	JAIME RAMOS	1-9359
4.	ANA VILLARREAL	1-10357
	COMM. COURT: JULY 17, 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: 1-8612

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: Gladys G. Valdes

Address: 211 Teri st
Donna TX 78537

Phone: 956 467 8860

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

Water Supplier: NACUSC

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

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

regarding the land described as:

Eagle's Nest Est. UTA 2 Lot #8 B/K #3.

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; (Date approved 3/18/02);
- Yes A plat has been reviewed and approved by the Commissioners Court; (verified by Gilbert Pecina);
- Yes water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable; (verified by [Signature]);
- 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; (verified by [Signature]);
- 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; (verified by [Signature]);
- Yes electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023. (verified by [Signature]);

[Signature]
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 02-19-10

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956-205-7045
956-205-7049

Precinct 1234

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

Application No: 1-8612

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: Gladys G. Valdes

Address: 211 Teri St
Donna TX 78537

Phone: 956 460 3350

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

Eagle's Nest Est. Ut.#2 lot#8 Blk#3

STATUS OF PERSON OR ENTITY MAKING REQUEST:

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

Gladys G. Valdes
Requesting Party (Signature)

7-8-13
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) power of attorney

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

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

7/10/13
Date

[Signature]
County Official

Chapter 232 Texas LGC Application

APPLICATION NO: 1-8612 Jan. 27, 2012

COUNTY OF HIDALGO PLANNING DEPARTMENT 1902 JOE STEPHENS WESLACO TX 78596 TEL 968-4724 FAX 447-8612

E0155-02-003-0008-00

[1] OWNER: VALDES JULIO VALDES GLADYS A. 211 TERI ST. DONNA TX 78596-0978 Telephone No. 885-8731

[7] LEGAL DESC./NAME OF SUBDIVISION EAGLE'S NEST ESTATES UT 2 LOT BLK 3 LOT 8

LOCATION: 0 6 1/2 ML & ML 10

[2] CONTRACTOR: SELF

[8] SEWAGE: EXIST

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: BRIC

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

[10] EST. COST OF CONST.: \$70,000

[5] SIZE OF STRUCTURE: 3,000 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES NO (checked)

[6] USE OF BUILDING: REST. ZONE X-25

Special Conditions: No construction allowed over any easements. MUST CUMPLY WITH ALL COUNTY SETBACKS & REGULATIONS SETBACKS 25' REAR:20' SIDE:6' SIDE:6' MIN. ELEV. ABOVE TOP OF CURB. 18"

FOR COUNTY USE ONLY APPLICATION FEES

Prepared by (Signature)

Date 1/27/12

Approved by (Signature)

Date 1/25/12

Signature of Owner or Applicant (Signature)

Date 1-27-12

OTHER TOTAL AMOUNT \$30.00

Light [X] Water [X]

Flood Zone: NO Panel No. /Suffix: 04500 Pct: 1

Community No.: 480334

Certification of Elevation Required: YES NO (checked) 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.

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: **September 30, 2011**

Grantor: **TONY BARBOSA and wife, LIDIA BARBOSA**

Grantor's Mailing Address: **P. O. Box 677
Helotes, Texas 78023
Bexar County**

Grantee: **(JULIO C. VALDES and wife, GLADYS VALDES)**

Grantee's Mailing Address: **211 Teri Street,
Donna, Texas 78537
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 the execution and delivery by Grantee of Grantee's one certain promissory note of even date herewith, in the principal sum of TWENTY THOUSAND AND NO/100THS DOLLARS (\$20,000.00), payable to the order of TONY BARBOSA and wife, LIDIA BARBOSA, and bearing interest as therein provided; containing the usual clauses providing for acceleration of maturity and for attorney's fees, the payment of which note is secured by the vendor's lien herein retained, and is additionally secured by a Deed of Trust of even date herewith to MIGUEL D. WISE, Trustee.

Property (including any improvements):

(Lot Eight (8), Block Three (3), Eagle's Nest Estates Subdivision, Unit II, Farm Tract 213 of the West and Adams Tract Subdivision, recorded in Volume 39, Pages 108-111 of the Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference is here made for all purposes.

Reservations From and Exceptions to Conveyance and Warranty: This conveyance is subject to the following:

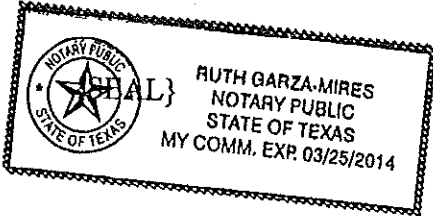
STATE OF TEXAS

§
§
§

(Acknowledgment)

COUNTY OF HIDALGO

This instrument was acknowledged before me on this the 28th day of September, 2011, by TONY BARBOSA and LIDIA BARBOSA.



Ruth Garza-Mires

NOTARY PUBLIC, STATE OF TEXAS

Filed for Record in:
Hidalgo County
by Arturo Guajardo Jr.,
County Clerk

On: Oct 17, 2011 at 11:58A

As a Recording

Document Number: 2249661
Total Fees: 24.00

Receipt Number - 1230391
By: MaryLou Cantu, Deputy

AFTER RECORDING, RETURN TO:

MIGUEL D. WISE, P.C.
3516 EAST EXPRESSWAY 83, SUITE A
WESLACO, TEXAS 78596

FILE: 10.252

PREPARED IN THE LAW OFFICE OF:

MIGUEL D. WISE, P.C.

WARRANTY DEED WITH VENDOR'S LIEN
BARBOSA TO JULIO C. VALDES AND GLADYS VALDES



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.
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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: 1-10353

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: Aloria Cruz

Address: Pueblo del Sol
lot #19 block
#5 Weslaco, TX

Phone: (956) 369-3801

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

Water Supplier: NAWSC

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

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

regarding the land described as: Pueblo Del Sol lot #19 B1K5.

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 2-18th-97);

(verified by Gilbert Pochina);

(verified by [Signature]);

(verified by [Signature]);

(verified by [Signature]);

Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

County of Hidalgo

Rev. 02-19-10

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956-973-7850

Precinct No.3 Substation
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Mission, TX 78572
956-205-7045
956-205-7049

Precinct ① 2 3 4

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

Application No: 1-10353

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: Alonia Cruz
Address: Pueblo del Sol Lot #19
block 5 Weslaco TX
Phone: (956)369-3801

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

Pueblo Del Sol lot #19 Bk #5

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)

7/2/13
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

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

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

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

7/10/13
Date

[Signature]
County Official

Chapter 232 Texas LGC Application

APPLICATION NO: 1-10353 Jul. 1, 2013

COUNTY OF HIDALGO PLANNING DEPARTMENT 1902 JOE STEPHENS WESLACO TX 78596 TEL 968-4724 FAX 447-8612

P9285-00-005-0019-00

[1] OWNER: CRUZ, GLORIA D. 1217 18TH ST.

[7] LEGAL DESC./NAME OF SUBDIVISION PUEBLO DEL SOL LOT 19 BLK 5

DONNA, TX 78537

Telephone No. 522-6510

LOCATION: 0 MILE 6 1/2 & MILE 11

[2] CONTRACTOR: SELF

[8] SEWAGE: EXIST

[3] WATER SYSTEM: N A L

[9] CONSTRUCTION TYPE: BLOC

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

[10] EST. COST OF CONST.: \$90,000

[5] SIZE OF STRUCTURE: 3,100 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES NO

[6] USE OF BUILDING: RES. ZONE X

Special Conditions: No construction allowed over any easements. MUST COMPLY W/ALL COUNTY SETBACKS & REG. FRONT 30' REAR 25' SIDES 10' FINISH FLOOR ELEV. 18" ABOVE NATURAL GROUND

FOR COUNTY USE ONLY APPLICATION FEES

Signature of preparer and date 7/1/13

OTHER TOTAL AMOUNT \$30.00

Signature of Jonathan Isidro and date 05/3/13

Light [X] Water [X]

Flood Zone: NO Panel No./Suffix: 04502 Pct: 1

Community No.: 480334

Certification of Elevation Required: YES NO [checked] BFE

Signature of owner or applicant and date 8-7-13

- 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.

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: SOCIAL SECURITY NUMBER OR DRIVER'S LICENSE NUMBER.

Unofficial
Copy

WARRANTY DEED
Conforms to State Bar of Texas Form

Date: **JANUARY 9, 2012**

Grantor: **RAUL LOPEZ and wife, CELIA LOPEZ**

Grantor's Mailing Address: **9216 Marquete
Chicago, Illinois 60617-4128
Cook County**

Grantee: **GLORIA DE JESUS CRUZ, a single woman**

Grantee's Mailing Address: **1217 South 18th Street
Donna, Texas 78537
Hidalgo, County**

Consideration: **TEN AND NO/100THS DOLLARS (\$10.00) - and other good and valuable consideration**

Property (including any improvements):

All of Lot 19, Block 5, PUEBLO DEL SOL SUBDIVISION, an Addition to the City of Weslaco, Hidalgo County, Texas, according to the map recorded in Volume 32 Page 30, Map Records, Hidalgo County, Texas, reference to which is here made for all purposes.

Reservations from and Exceptions to Conveyance and Warranty:

- 1. Restrictive covenants recorded under Document Nos. 586140, 629988 and 648925, all in the Official Records and Volume 32, Page 30, Map Records of Hidalgo County, Texas, but omitting any covenant or restrictions based on race, color, religion, sex, handicap, familial status or national origin unless and only to the extent that said covenant (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.**

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

Raul Lopez
RAUL LOPEZ

Celia Lopez
CELIA LOPEZ

THE STATE OF ILLINOIS

§
§
§

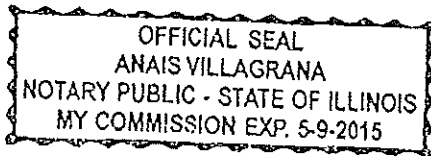
ACKNOWLEDGMENT

COUNTY OF COOK

This instrument was acknowledged before me on the 25th day of January, 2012, by RAUL LOPEZ and wife, CELIA LOPEZ.

{SEAL}

Ana Villagrana
Notary Public, in and for the STATE OF ILLINOIS



Anais Villagrana
Notary Public's Printed Name

My Commissioner Expires: 5-9-2015

AFTER RECORDING, RETURN TO:

MIGUEL D. WISE, P.C.
3516 EAST EXPRESSWAY 83, SUITE A
WESLACO, TEXAS 78596

WARRANTY DEED
LOPEZ TO CRUZ

Document Number: 2277482
Total Fees: 24.00
Receipt Number - 1252255
By: [Signature]
Imeldin Leal, Deputy

PREPARED IN THE LAW OFFICE OF:

MIGUEL D. WISE, P.C.

On: Feb 02, 2012 at 01:46p
As a Recording
Filed for Record in:
Miguel D. Wise
Notary Public
County Clerk



PLANNING DEPARTMENT

Rev. 02-19-10

County of Hidalgo

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956-205-7045
956-205-7049

Precinct 1 2 3 4

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

Application No: 1-9359

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: Jaime Ramos

Address: 2918 Fernando St
Weslaco TX 78546

Phone: (956) 329-4926

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

Water Supplier: NAWSC

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

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

regarding the land described as:

Colonia Del Noroeste lot #252

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; (Date approved 5/19/83);
- Yes A plat has been reviewed and approved by the Commissioners Court; (verified by Gilbert Pecina);
- Yes water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable; (verified by);
- 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; (verified by);
- 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; (verified by);
- Yes electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023. (verified by);

Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 02-19-10

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956-973-7850

Precinct No.3 Substation
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Mission, TX 78572
956-205-7045
956-205-7049

Precinct (1) 2 3 4

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

Application No: 1-9359

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: Jaime Ramos
Address: 2918 fernando st
weslaco Tx 78596
Phone: (956) 329-4926

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

Colonia Del Norte lot # 252

STATUS OF PERSON OR ENTITY MAKING REQUEST:

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

Jaime Ramos
Requesting Party (Signature)

7-2-13
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

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

.....
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 / 10 / 13
Date

[Signature]
County Official

Chapter 232 Texas LGC Application

APPLICATION NO:

1-9359

Sep. 21, 2012

COUNTY OF HIDALGO
PLANNING DEPARTMENT

1902 JOE STEPHENS WESLACO TX 78596
TEL 968-4724 FAX 447-8612

C6760-00-000-0252-00

[1] OWNER: RAMOS, CRUZ & EMILIA
2918 FERNANDO ST

[7] LEGAL DESC./NAME OF SUBDIVISION
COLONIA DEL NORESTE LOT 252

WESLACO TX 78596-9384

Telephone No.

LOCATION: 0

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: BLOC

[4] PURPOSE OF APPLICATION: NEW RESIDENCE
26-RESIDENTIAL NEW 2-FAMILY DUPLEX

[10] EST. COST OF CONST.: \$40,000

[5] SIZE OF STRUCTURE: 2,400 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
NO

[6] USE OF BUILDING: REST. ZONE X-25

Special Conditions: No construction allowed over any easements.
MUST CUMPLY WITH ALL COUNTY SETBACKS & REGULATIONS
SETBACKS 25' REAR:15' SIDES: 15' REAR.
MIN. ELEV. ABOVE TOP OF CENTERLINE OF ST. 18"

FOR COUNTY USE ONLY
APPLICATION FEES

OTHER
TOTAL AMOUNT \$30.00

Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 04500 Pct: 0

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 [Signature]

Date 9/21/12

Approved by [Signature]

Date 9/17/12

Signature of Owner or Applicant [Signature]

Date 9-21-12

[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.

The State of Texas,
County of HIDALGO

} Know All Men by These Presents:

1923905

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 DRIVERS'S LICENSE NUMBER.

THAT CRUZ RAMOS AND WIFE EMILIA RAMOS

of the County of HIDALGO State of TEXAS for and in consideration
of the sum of GIFT DOLLARS

to US in hand paid by JAIME RAMOS AND WIFE MARTINA RAMOS

as follows:

ha VE granted, Sold and Conveyed, and by these presents do WE Grant, Sell and Convey, unto the said
JAIME RAMOS AND WIFE MARTINA RAMOS

whose mailing address is 2918 FERNANDO ST WESLACO, TX 78596
of the County of HIDALGO State of TEXAS all that certain

ALL OF LOT 252, COLONIA DEL NORESTE, HIDALGO COUNTY, TEXAS
ACCORDING TO THE MAP RECORDED IN VOLUME 23, PAGE 166, MAP
RECORDS IN THE OFFICE OF THE COUNTY CLERK OF HIDALGO COUNTY,
TEXAS, REFERENCE TO WHICH IS HERE MADE FOR ALL PURPOSES
TOGETHER WITH ALL IMPROVEMENTS SITUATED THEREON.

RESERVATIONS FROM CONVEYANCE AND EXCEPTION TO CONVEYANCE
AND WARRANTY:

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

grantor'S

heirs and assigns forever and WE do hereby bind OUR, OURSELVES
heirs, executors and administrators, to Warrant and Forever Defend, all and singular the said premises unto the said

GRANTEE'S

heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof,

WITNESS OUR hand at WESLACO, TEXAS

this 30TH day AUGUST 2008

Witness at Request of Grantor:

Cruz Ramos

CRUZ RAMOS

Emilia Ramos

emilia ramos

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 30TH day of AUGUST 2008
by CRUZ RAMOS AND EMILIA RAMOS

My commission expires:
03-07-2009



RAYMUNDO MEDINA
Notary Public, State of Texas
My Commission Expires Notary Public, State of Texas
March 07, 2009

Raymundo Medina

Notary's printed name: RAYMUNDO MEDINA

Warranty Deed

FROM

CRUZ & Emilia Ramos
2918 FERNANDO ST
WESTLACO, TX 78596

TO

JAIIME & MARTINA RAMOS
2918 FERNANDO ST
WESTLACO, TX 78596

FILED FOR RECORD

This day of
at o'clock M.

County Clerk

By
Deputy

RECORDED

In County Records

In Book on page

County Clerk

By
Deputy

Recording Fee \$

This Instrument should be filed immediately with
the County Clerk for Record
WHEN RECORDED RETURN TO:

My commission expires:

by

This instrument was acknowledged before me on the
day of

STATE OF TEXAS
COUNTY OF

(Acknowledgement)

Notary Public, State of Texas
Notary's printed name:

My commission expires:

by

This instrument was acknowledged before me on the
day of

STATE OF TEXAS
COUNTY OF

(Acknowledgement)

Notary Public, State of Texas
Notary's printed name:

My commission expires:

by

This instrument was acknowledged before me on the
day of

STATE OF TEXAS
COUNTY OF

(Acknowledgement)

Notary Public, State of Texas
Notary's printed name:



County of Hidalgo

1304 S. 25th Ave. • Edinburg, TX 78539
Phone: (956) 383-0111 • Fax: (956) 383-7351

On-Site Sewerage Inspection Report

Owner: MARTHA GARCIA Permit #: 19078
 Address: Polonia del Norte St 50 Phone #: _____
 Location: 647 - 9112 No. Bedrooms: 3
 Tank Type: Concrete 60" x 52"

Inside diameter: 5'
 Inside length of sides: 5'
 Liquids depth or distance from tank bottom to outlet bottom: 48"
 Airspace (approximately): 3'
 Approximate gallon cap.: 7500 = 1100

Drain Field: Trench _____ Bed: _____ Evapotranspiration: _____
 Distance from private well: N/A
 Distance from foundation: To tank: 4L To drainfield: 4L
 Distance from property line: To tank: 5' To drainfield: 5'
 Depth of Trench: 36" Width of trench: 36"
 Backfill material: lb: _____ II: ✓ III: _____

Dimensions: 200' X 5' = 1000 Sq. Ft.

Gravel: Natural: _____ Crushed: _____ Washed: ✓
 Amount: 20 yards, or Tons (per installation)

Pipe: Type: 2779 Brand (if known): STANDARD Number of feet: 200

General conditions and Workmanship:

- Solid Lines from house schedule 40 and have cleanout YES NO
- T's installed in tank at least 25% of liquid level YES NO
- Trench or bed bottom essentially level YES NO
- Gravel generally consistent 12" depth throughout field YES NO
- Perforated pipe generally level throughout field YES NO
- Porous media uniform (.72-2.0 inches) YES NO
- Inlet and outlet flow clearly marked YES NO
- Port holes 12" in diameter YES NO
- Are end caps provided if drainfield not looped YES NO
- Septic tank sturdy/water-tight YES NO
- Geo-textile fabric used for the permeable soil barrier YES NO
- Manufacturer's name address & tank capacity clearly visible YES NO

Installer: L.A. Gonzalez License No.: 1250

Remarks: _____

Inspector: _____ Date: 7-25-2012

D.R. Lic. # 20531



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: 1-10357

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: Ana Villarreal

Address: 1727 E mile 13 n
Donna Tx 78537

Phone: (956) 272-5566

Approved by Environmental Health:	Temporary Service	Final Service
	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

regarding the land described as:

Rincon de Palmas lot # 17

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 5/11/99);

(verified by Gilberto Beura);

(verified by [Signature]);

(verified by [Signature]);

(verified by [Signature]);

Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 02-19-10

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956-205-7049

Precinct 1 2 3 4

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

Application No: 1-10357

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: Ana Villarreal

Address: 1727 E mile 13n

Danna tx 78537

Phone: (956) 272-5566

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

Rincon de Palmas lot 17

STATUS OF PERSON OR ENTITY MAKING REQUEST:

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

Ana Villarreal
Requesting Party (Signature)

7-3-13
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

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

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

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

7/10/13
Date

[Signature]
County Official

Chapter 232 Texas LGC Application

APPLICATION NO:

1-10357

Jul. 2, 2013

COUNTY OF HIDALGO
PLANNING DEPARTMENT

1902 JOE STEPHENS WESLACO TX 78596
TEL 968-4724 FAX 447-8612

R2846-00-000-0017-00

[1] OWNER: VILLARREAL , ANA
1727 E. MILE 13 N
DONNA TX 78537

[7] LEGAL DESC./NAME OF SUBDIVISION
RINCON DE PALMAS LOT 17
C-44

Telephone No. 314-3675

LOCATION: 0 MILE 13 & 493

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: META

[4] PURPOSE OF APPLICATION: MOBILE HOMES

44-MOBILE HOMES

[10] EST. COST OF CONST.: \$2,000

[5] SIZE OF STRUCTURE: 552 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: MOBILE HOME ZONE C

Special Conditions: No construction allowed over any easements.

MUST COMPLY WITH ALL COUNTY SETBACKS & REG

FRONT 25' REAR 35' SIDES 6'

18" ABOVE CENTERLINE OF STREET

FOR COUNTY USE ONLY
APPLICATION FEES

OTHER _____

TOTAL AMOUNT \$30.00

Light [X]

Water [X]

Flood Zone: NO

Panel No. /Suffix: 00156 03

Pct: 1

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 [Signature] Date 7-2-13

Approved by [Signature] Date 6-26-13

Signature of Owner or Applicant [Signature] Date 7-2-13

[NOTICE]

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SPECIAL WARRANTY DEED WITH VENDOR'S LIEN

Date: June 18, 2013

Grantor: BOB A. GASTON

Grantor's Mailing Address: (including county)

P. O. Box 2428
Edinburg, Texas 78540
Hidalgo County, Texas

Grantee: ANA VILLARREAL

First Grantee's Social Security Number: on file

Second Grantee's Social Security Number: on file

Grantee's Home Phone Number:

Grantee's Work Phone Number:

Grantee's Mailing Address (including county):

1727 E. Mile 13 North
Donna, Texas 78537
Hidalgo County, Texas

Consideration: Ten Dollars and other valuable consideration paid by Grantee to Grantor, the receipt of which is hereby acknowledged, and the further consideration of a note of even date that is in the principal amount of Twenty Nine Thousand Seven Hundred and 00/100 Dollars (\$29,700.00), and is executed by Grantee, payable to the order of Grantor (the "Purchase Note"). The Purchase Note is secured by a vendor's lien retained in this deed and by a deed of trust of even date to Dennis E. Hendrix, Trustee.

Property (including any improvements):

Lot(s) 17, Rincon De Palmas Subdivision, Hidalgo County, Texas, according to the map recorded in Volume 34, Page 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. Visible and apparent easements on or across the subject property;
2. Rights of parties in possession;
3. Easements, rights-of-way, and prescriptive rights, whether of record or not;
4. All recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property;
5. Rights of adjoining owners in any walls and fences situated on a common boundary;
6. Any discrepancies, conflicts, or shortages on area or boundary lines;
7. Any encroachments or overlapping of improvements;
8. 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;

9. Taxes for the current year and subsequent years, and subsequent assessments for prior years due to change in land usage or ownership;
10. 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.

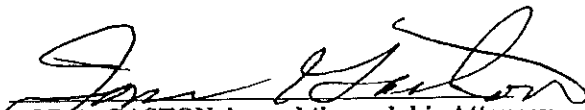
SAVE AND EXCEPT, and there is hereby reserved unto Grantor, Grantor's successors and assigns, all oil, gas, and other minerals in, on, or under, or that may be produced from the Property, together with the right of ingress and egress at all times for the purpose of mining, drilling, exploring, operating, and developing said Property for oil, gas, and/or other minerals and removing the same therefrom.

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 the singular and 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.

By the acceptance of this Deed, Grantee is taking the Property "as is", "where is" and "with all faults", and without any representations or warranties whatsoever, express or implied, written or oral, it being the intention of Grantor and Grantee to expressly negate and exclude all representations and warranties, including but not limited to (i) the physical condition of the property or any element thereof, including, without limitation, warranties related to suitability for habitation, merchantability or fitness for a particular purpose; (ii) the nature or quality of construction, structural design and engineering of any improvement; (iii) the quality of the labor and materials included in any improvements; (iv) the soil condition; drainage or other conditions existing at the property with respect to any particular purpose, developmental potential or otherwise; (v) all warranties created by any affirmation of fact or promise or by any description of the property; and (vi) all other warranties and representations whatsoever, except the warranty of title expressly set forth herein.

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

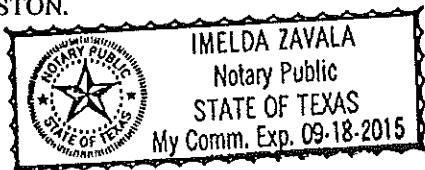
When the content, requires, singular nouns and pronouns include the plural.



BOB A. GASTON, by and through his Attorney
 In Fact, Tom Gaston

(Acknowledgment)

State of Texas
 County of Hidalgo

This instrument was acknowledged before me on the 18th day of June, 2013, by TOM GASTON as agent for BOB A. GASTON.




 Notary Public, State of Texas

AFTER RECORDING RETURN TO:

SALESPERSON: BOB A. GASTON

BOB A. GASTON
 P. O. BOX 2428
 EDINBURG, TEXAS 78540