

PLANNING DEPT. PCTS 2 & 4 WATER SERVICE AVAILABILTY		
	APPLICANT	APPLICATION NO.
1.	Esmeralda De Leon	R175637
	COMM. COURT: February 25, 2014	



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 1 2 3 (4)

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

Application No: R175637

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

Upon the application of:

Name: Esmeralda De Leon

Address: 901 N Foster Drive
Edinburg, Tx 78542

Phone: 512-749-9988

Approved by Environmental Health:	Temporary Service Authorized Signature	Final Service Authorized Signature
Inspection/Permit No:		<u>Per-Inspection</u>
Date Approved:	<u>1 / 1</u>	<u>21 10/14</u>

Water Supplier: NAWS

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:

Property ID: 175637 Geo ID: F5550-00-000-0010-02 Type: Real

Legal Description: Foster W 80'- Lot 10-A 0.18 Ac

[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.~~

Raul E. Sesin
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



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

Precinct 1 2 3 (4)

Application No: R175 637

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

Esmeralda DeLeon

Known to me [or proved to me in the oath of DLH 02502592 or through Texas Drivers License (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:

Foster W 80' - Lot 10-A 0.18 AC."

[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-

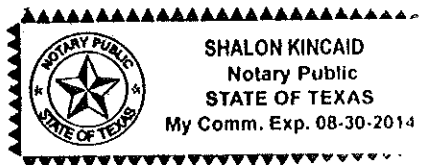
3B. "~~The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999.~~"

Esmeralda DeLeon (Signature)

SUBSCRIBED AND SWORN TO before me on February 7, 2014, to certify which, witnesses my hand and seal of office.

Shalon Kincaid

NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS



Hidalgo CAD

Property Search Results > 175637 DE LEON ESMERALDA for Year 2014

Property

Account

Property ID: 175637 Legal Description: TEX-MEX SURVEY LOT 16 SEC 245 A/K/A FOSTER (UNREC) W80' LOT 10-A 0.18AC
 Geographic ID: F5550-00-000-0010-02 Agent Code:
 Type: Real
 Property Use Code:
 Property Use Description:

Location

Address: N FOSTER Mapsco:
 Neighborhood: FOSTER Map ID:
 Neighborhood CD: F555000

Owner

Name: DE LEON ESMERALDA Owner ID: 262261
 Mailing Address: PO BOX 817 % Ownership: 100.0000000000%
 EDINBURG, TX 78540-0817
 Exemptions: HS

Values

(+) Improvement Homesite Value: + N/A
 (+) Improvement Non-Homesite Value: + N/A
 (+) Land Homesite Value: + N/A
 (+) Land Non-Homesite Value: + N/A Ag / Timber Use Value
 (+) Agricultural Market Valuation: + N/A N/A
 (+) Timber Market Valuation: + N/A N/A

 (=) Market Value: = N/A
 (-) Ag or Timber Use Value Reduction: - N/A

 (=) Appraised Value: = N/A
 (-) HS Cap: - N/A

 (=) Assessed Value: = N/A

Taxing Jurisdiction

Owner: DE LEON ESMERALDA
 % Ownership: 100.0000000000%
 Total Value: N/A

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	APPRAISAL DISTRICT	N/A	N/A	N/A	N/A
DR1	DRAINAGE DISTRICT #1	N/A	N/A	N/A	N/A
FD3	EMS DIST #03	N/A	N/A	N/A	N/A
GHD	HIDALGO COUNTY	N/A	N/A	N/A	N/A
JCC	SOUTH TEXAS COLLEGE	N/A	N/A	N/A	N/A
R15	ROAD DIST 15	N/A	N/A	N/A	N/A
SEB	EDINBURG ISD	N/A	N/A	N/A	N/A
SST	SOUTH TEXAS SCHOOL	N/A	N/A	N/A	N/A
Total Tax Rate:		N/A			
Taxes w/Current Exemptions:					N/A
Taxes w/o Exemptions:					N/A

Improvement / Building

Improvement #1:	RESIDENTIAL	State Code:	A1	Living Area:	512.0 sqft	Value:	N/A
Type	Description	Class CD	Exterior Wall	Year Built	SQFT		
MA	MAIN AREA	WDLW	DWD	1948	512.0		
CAN	CANOPY	*		2008	160.0		
STG	STORAGE	*		2008	80.0		

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	AC	ACREAGE	0.1837	8001.97	0.00	0.00	N/A	N/A

Roll Value History

Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2014	N/A	N/A	N/A	N/A	N/A	N/A
2013	\$6,334	\$6,547	0	12,881	\$0	\$12,881
2012	\$6,334	\$6,547	0	12,881	\$0	\$12,881
2011	\$6,334	\$6,547	0	12,881	\$0	\$12,881
2010	\$6,334	\$6,547	0	12,881	\$0	\$12,881
2009	\$6,334	\$6,547	0	12,881	\$0	\$12,881
2008	\$10,233	\$5,564	0	15,797	\$3,779	\$12,018
2007	\$10,548	\$5,564	0	16,112	\$5,187	\$10,925
2006	\$4,368	\$5,564	0	9,932	\$0	\$9,932
2005	\$4,282	\$5,564	0	9,846	\$0	\$9,846
2004	\$4,584	\$5,564	0	10,148	\$0	\$10,148
2003	\$5,794	\$5,564	0	11,358	\$0	\$11,358

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	11/21/1991 12:00:00 AM	CONV	CONVERSION	GARCIA GUADALU	DE LEON ESMERA	3165	173	
2	8/18/1978 12:00:00 AM	CONV	CONVERSION	Unknown	GARCIA GUADALU	1593	184	

Tax Due

Property Tax Information as of 02/04/2014

Amount Due if Paid on:

Year	Taxing Jurisdiction	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount / Penalty & Interest	Attorney Fees	Amount Due

NOTE: Penalty & interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

Questions Please Call (956) 381-8466

This year is not certified and ALL values will be represented with "N/A".

Website version: 1.2.2.2

Database last updated on: 2/4/2014 2:24 AM

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The State of Texas,

238207

Handwritten initials: RD, 12

County of Hidalgo

Know All Men by These Presents:

THAT I, Guadalupe Garcia

OFFICIAL RECORDS

of the County of Hidalgo State of Texas for and in consideration

of the sum of TEN AND NO/100(10.00) and other valuable consideration DOLLARS

to I in hand paid by Esmeralda De Leon the receipt of which is hereby acknowledged;

as follows:

has Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey, unto the said Esmeralda De Leon

whose mailing address is P.O. Box 1286, Edinburg, Texas of the County of Hidalgo State of Texas

all that certain

real estate located in Hidalgo County, Texas described as follows:

Being 0.18 of one acre of land situated in Hidalgo County, Texas and also being a part or portion of Lot 16, Section 245 TEXAS MEXICAN RAILWAY CO. SURVEY(deed Ref. Vol 1, Pg. 16, H.C.M.R.) and said 0.18 of one acre of land being more particularly described as follows:

Beginning at a #4 rebar set for the northwest corner of this tract, said rebar bears S 9 05' W, a distance of 540.00 feet from the northwest corner of said Lot 16; Thence, S 80 55' E, a distance of 80.00 feet to a #4 rebar set for the northeast corner of this tract; Thence, S 9 05' W at a distance of 90.00 feet pass the north line of a 10.00 foot ingress-egress easement and continuing a total distance of 100.00 feet to a #4 rebar set for the southeast corner of this tract; Thence, N 80 55' W, a distance of 80.00 feet to a #4 rebar set for the southwest corner of this tract; Thence, N 9 05' E at a distance of 10.00 feet pass the north line of said easement and continuing a total distance of 100.00 feet to the POINT OF BEGINNING and containing 0.18 of one acre of which 0.02 of one acre lies in the R.O.W. of said 10 foot ingress-egress easement and leaving a net of 0.16 of one acre of land, more or less.

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, her

heirs and assigns forever and I do hereby bind myself, our

heirs, executors and administrators, to Warrant and Forever Defend, all and singular the said premises unto the said Grantee, her

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

WITNESS our hand at Edinburg, Texas

this 19th day of November, 19 91

(Guadalupe Garcia)

Witness at request of Grantor:

.....
.....
.....

(Acknowledgment)

STATE OF TEXAS
COUNTY OF Hidalgo

VOL 3165 PAGE 175

This instrument was acknowledged before me on the 19th day of November, 19 91,
by Guadalupe Garcia

My commission expires
06/23/94



Silverio De Leon
Notary Public, State of Texas
Notary's printed name: Silverio De Leon

(Acknowledgment)

STATE OF TEXAS
COUNTY OF

This instrument was acknowledged before me on the _____ day of _____, 19 _____,
by _____

My commission expires: _____

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

(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.

My commission expires: _____

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

FILED FOR RECORD

91 NOV 21 AM 10 32

WILLIAM BILLY LEO
COUNTY CLERK
HIDALGO COUNTY TEXAS

STATE OF TEXAS
COUNTY OF HIDALGO

I hereby certify that this instrument was filed
in File Number on the 21st day of the
month of November 1987 at the
in the official Public Records of Real Property of
Hidalgo County, Texas.



WILLIAM "BILLY" LEO
COUNTY CLERK
HIDALGO COUNTY, TEXAS

238207

Warrant # 82

FROM

TO

FILED FOR RECORD

This day of 19

at o'clock M.

County Clerk

By Deputy

RECORDED

..... 19

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:

Edna Nelson
Edna Nelson
817
Edna Nelson