





# PLANNING DEPARTMENT

Rev. 02-19-10

## County of Hidalgo

Main Office  
1304 South 25<sup>th</sup> 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 02 3 4

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

Application No: 1-11423

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

Upon the application of:

Name: Ana Nely Rodriguez

Address: 1108 195 ave  
W. Mission tx  
57782.

Phone: 956.258.3361

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

BARBOSA LOPEZ #1 LOT 17 BLK 1

*[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.~~

Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



# PLANNING DEPARTMENT

Rev. 02-19-10

## County of Hidalgo

Main Office  
1304 South 25<sup>th</sup> 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: 1-11423

### 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

ANA NELLY RODRIGUEZ

Known to me [or proved to me in the oath of <sup>VISA</sup> RODRIGUEZ (CROSSING CARD N11451952 - A347297) 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:

BARBOSA HOPEZ #1 LOT 17 BLK 1."

[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]

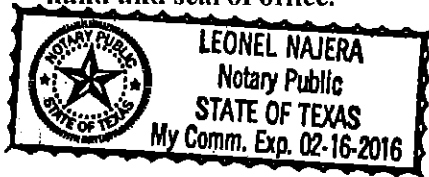
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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."

Ana Nelly Rodriguez (Signature)

SUBSCRIBED AND SWORN TO before me on July 22<sup>nd</sup>, 2014, 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:

1-11423

Jun. 23, 2014

COUNTY OF HIDALGO  
PLANNING DEPARTMENT

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

B1610-00-001-0017-00

[ 1 ] OWNER: RODRIGUEZ, ANA NELY

1108 LAS AVES  
MISSION TX 78571

Telephone No.

[ 7 ] LEGAL DESC./NAME OF SUBDIVISION  
BARBOSA-LOPEZ #1 LOT 17 BLK 1

LOCATION: 0 EXP. 83 & MILE 6 1/2

[ 2 ] CONTRACTOR: SELF

[ 8 ] SEWAGE: EXIST

[ 3 ] WATER SYSTEM: N AL

[ 9 ] CONSTRUCTION TYPE: WOOD

[ 4 ] PURPOSE OF APPLICATION: NEW RESIDENCE  
29-RESIDENTIAL MOVE-IN/RELO.BUILD

[10] EST. COST OF CONST.: \$19,000

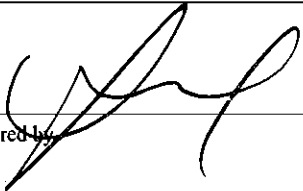
[ 5 ] SIZE OF STRUCTURE: 696 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA:  YES  
 NO

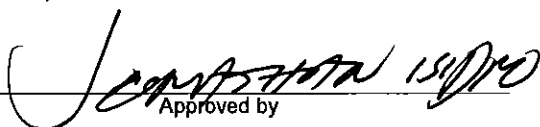
[ 6 ] USE OF BUILDING: REST. ZONEX-29

**Special Conditions: No construction allowed over any easements.**  
MUST COMPLY WITH ALL COUNTY SETBACKS & REGULATIONS  
SETBACKS FRONT:25' REAR:15' SIDES:6'  
MIN. ELEV. ABOVE TOP OF CENTERLINE OF ST. 18"

### FOR COUNTY USE ONLY APPLICATION FEES

Prepared by:  Date: 6/23/14

OTHER \_\_\_\_\_  
TOTAL AMOUNT . . . . . \$30.00


Approved by:  Date: 6/17/14

Light [X] Water [X]

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

Community No.: 980329

Certification of Elevation Required:  YES  NO  BFE

Signature of Owner or Applicant:  Date: 6/23/14

- 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.

WARRANTY DEED

12B - WARRANTY DEED

TEXAS STANDARD FORM

The State of Texas,  
County of HIDALGO

Know All Men by These Presents: 2514009

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE AN 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

THAT Pablo De Los Santos and Carmen R. De Los Santos

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

of the sum of Ten and No/100----(\$10.00) -----  
And other good and valuable consideration. DOLLARS

to in hand paid by : Ana Nely Rodriguez Flores

Property (including improvements) as follows:  
Lot Number Seventeen (17), Block Number One (1), Unit Number One (1), BARBOSA LOPEZ SUBDIVISION, Being a subdivision of the South 20.0 acres of Farm Tract 211, West & Adams Tract Subdivision, Hidalgo County, Texas, as said lot is shown according to the plat or map of said Barbosa Lopez Subdivision, appearing of record in Volume 21, Page 165, Plat Records of Hidalgo County, Texas, to which map or plat, including the written parts thereof, reference is here made for all purposes.

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey, unto the said Ana Nely Rodriguez Flores

whose mailing address is 1108 Las Aves Lane --- City of Mission 78572  
of the County of Hidalgo State of Texas all that certain

Information take from Document No: 841241 "Cash Warranty Deed", filed for the on 01-27-2000 @ 10:18 a.m., Hidalgo County Clerk Records and from Title Memorandum GF # 138651 by Valley Land Title on 04-30-2014 @ 5:00 p.m. by Mario Garza, Vice President.

Reservations From and Exceptions To Conveyance and Warranty:

See, Exhibit "A" , attachment and part of this Warranty Deed.

Also See, Exhibit "B", Affidavit, attachment and part of this Warranty Deed.

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 Ana Nely Rodriguez Flores

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

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

WITNESS our hand at Mission, Texas  
this 9th day of May, 2014.

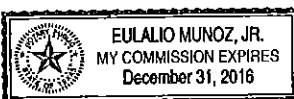
Witness at Request of Grantor:

..... Pablo De Los Santos  
..... Carmen R. De Los Santos

(Acknowledgement)

STATE OF TEXAS  
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 9th day of May, 2014  
by Pablo De Los Santos and Carmen R. De Los Santos.



My commission expires:  
Dec. 31, 2016

.....  
Notary Public, State of Texas  
Notary's printed name: Eulalio Munoz, Jr.

ATTACHMENT TO WARRANTY DEED

Grantors: Pablo De Los Santos and Carmen R. De Los Santos  
Grantee : Ana Nely Rodriguez Flores

EXHIBIT "A"

Property (including any improvements):

Lot Number Seventeen (17), Block Number One (1), Unit Number One (1), Barbosa Lopez Subdivision, being a subdivision of the south 20.0 acres of Farm Tract 211, West and Adams Tract Subdivision, Hidalgo County, Texas, as said lot is shown according to the plat or map of said Barbosa Lopez Subdivision, appearing of record in Volume 21, Page 163, Plat Records of Hidalgo County, Texas, to which map or plat, including the written parts thereof, reference is here made for all purposes.

Reservations From and Exceptions to Conveyance and Warranty:

Easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded instruments, other than liens and conveyances, that affect the property; taxes for the current year, the payment of which Grantee assumes.

Grantor, for the consideration, receipt of which is acknowledged, 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.

EXCEPTIONS:

- A. Statutory easements, rules, regulations and rights in favor of Hidalgo and Cameron Counties Water Control and Improvement District No. 9.
- B. Minimum floor elevations, setback lines, easements and restrictions as shown on the map of Barbosa Lopez Subdivision Unit No. 1, recorded in Volume 21, Page 163, Map Records of Hidalgo County, Texas.
- C. Easements for roadways, canals, ditches as shown by instrument dated May 17, 1918, recorded in Volume 74, Page 35, Deed Records of Hidalgo County, Texas.
- D. Water line easement in favor of North Alamo Water Supply Corporation as shown by instrument dated July 11, 1979, recorded in Volume 1637, Page 839, Deed Records of Hidalgo County, Texas.
- E. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto in favor of W.L. Popejoy, dated January 3, 1977, recorded in Volume 363, Page 683; dated December 22, 1976, recorded in Volume 364, Page 470 and dated January 25, 1977, recorded in Volume 366, Page 101, Oil and Gas Records of Hidalgo County, Texas. Reference to which instrument is here made for particulars. No further search of title has been made as to the interest(s) evidenced by this instrument, and the Company makes no representation as to ownership or holder of such interest(s).
- F. Mineral and/or royalty interest granted in deed dated September 24, 1946, recorded in Volume 69, Page 193, Oil and Gas Records of Hidalgo County, Texas.  
Title to the herein described mineral interest not checked subsequent to date of aforesaid instrument.
- G. Mineral and/or royalty reservation contained in deed dated November 17, 1943, recorded in Volume 520, Page 457; dated June 6, 1967, recorded in Volume 1180, page 203, Deed Records and dated November 15, 2002, filed February 18, 2003 under Document Number 1168726, Official Records of Hidalgo County, Texas.  
Title to the herein described mineral interest not checked subsequent to date of aforesaid instrument.
- H. Rights of parties in possession.
- I. Visible and apparent easements on or across the property herein described.
- J. Any portion of the property described herein within the limits or boundaries of any public or private roadway and/or highway.
- K. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land.

NO TITLE OR TAX EXAMINATION WAS REQUESTED IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT, NOR WAS ANY MADE. THIS DOCUMENT WAS PREPARED BASED ON THE INFORMATION PROVIDED BY THE PARTIES AND NO LEGAL ADVICE WAS GIVEN TO EITHER PARTY. THE PREPARER EXPRESSES NO OPINION ON THE TITLE OF THIS PROPERTY

ATTACHMENT TO WARRANTY DEED

Re: All of Lot 17, Block 1, BARDOSA-LOPEZ SUBDIVISION UNIT No: 1,  
Hidalgo County, Texas, according to the Map recorded in Volume 21,  
Page 165, Map Records in the Office of The Hidalgo County Clerk.

AFFIDAVIT -- EXHIBIT "B"

THE STATE OF TEXAS  
COUNTY OF HIDALGO

On this day personally appeared before me, Pablo De Los Santos, and after  
being under oath, stated the following:

That I, AM NOT, the same Pablo De Los Santos listed on Document No: 1669912,  
"Texas State Tax Lien", in the amount of \$763.25 filed in The Office of The County  
Clerk at 10/02/2006 @ 2:26 p.m. That Pablo De Los Santos is someone else with a  
different ID and address.

In Addition:

That I, AM NOT, the same Pablo De Los Santos listed on Document No: 1776772,  
"Abstract of Judgment" in The State of Texas, County of Hidalgo in Justice Court  
JP PCT2 PL1, Cause Number: C-263-07-21 in the amount of \$667.00, filed for the  
record on 06/29/2007 @ 04:41 p.m., Hidalgo County Clerk Records. That Pablo De Los  
Santos is some else with a different ID and address.

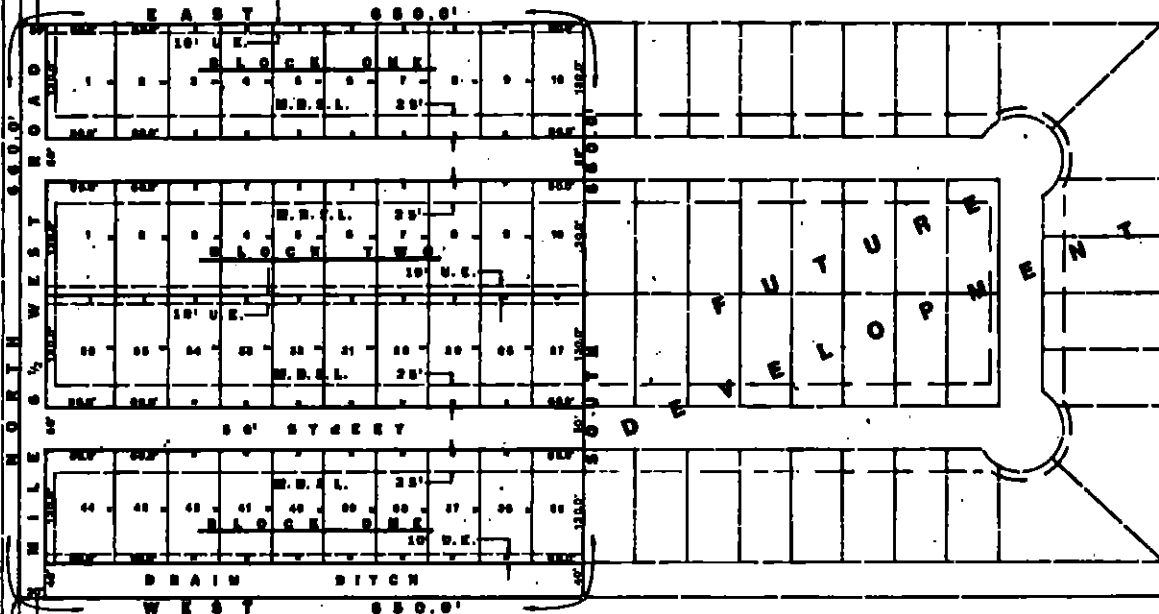
  
Pablo De Los Santos

Subscribed and sworn to and before me this 9th day of May, 2014.





SALINAS & ASSOCIATES, INC.  
CONSULTING ENGINEERS & SURVEYORS  
3012 STEAMBOAT BOULEVARD, HOUSTON, TEXAS  
HO-2-9001 HO-2-9011



S.W. Corner of Farm Tract 211

APPROVED FOR RECORDING  
Hidalgo Co. Right of Way Dept.  
*H. Vera Walker*  
Nov 11-25-80

**BARBOSA - LOPEZ**  
**Subdivision**  
**Unit No. 1**

WEST 650.0' OF THE SOUTH 20.0 ACRES OF FARM TRACT 211,  
WEST AND ADAMS TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS.

LEGEND  
M.R.L. - Min. Rtd. Setback Line  
U.E. - Utility Easement

Recorded in Book 21 page 137  
of the map records of Hidalgo  
County, Texas  
Charles L. Melton  
County Surveyor

APPROVED FOR RECORDING  
BY  
COMMISSIONERS' COURT  
This the 24th day of Nov 1980  
BARTON SALDANA, County Clerk  
Hidalgo County, Texas  
*Barton Saldana*

STATE OF TEXAS;  
COUNTY OF HIDALGO:

I, THE UNDERSIGNED, OWNER OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS THE BARBOSA-LOPEZ SUBDIVISION, UNIT NO. 1, IN HIDALGO COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

*Hilda Lopez*  
HILDA LOPEZ OWNER

STATE OF TEXAS;  
COUNTY OF HIDALGO:

BEFORE ME THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED HILDA LOPEZ, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,  
THIS THE 24th DAY OF October, 1980.

*Charles L. Melton*  
NOTARY PUBLIC AND FOR  
HIDALGO COUNTY, TEXAS



STATE OF TEXAS;  
COUNTY OF HIDALGO:

I, THE UNDERSIGNED, A REGISTERED ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THE MAP IS TRUE AND CORRECTLY MADE AND IS PREPARED FROM AN ACTUAL SURVEY ON THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND AND FURTHER CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THE PLAT.

10-18-80  
DATE

*Emilio P. Salinas*  
REG. PROFESSIONAL ENGINEER # 24164

