



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

T.J. Arredondo
Director of Planning

Precinct 1 2 3 4

Application No: 1-11938

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

Upon the application of:

Name: Arturo A. Cenante

Address: 416 E Sugar Creek
Dr Weslaco TX
78599

Phone: (956) 472-4740

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

Water Supplier: M.A.W.S

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

Account/ESI No.: 296169-001
 Temporary Pole Permanent Service

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

West Tract Ft # 287 4.81 AC Gr. 4.7

[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



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Precinct ① 2 3 4

T.J. Arredondo
Director of Planning

Application No: 1-11938

**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

Arturo A Cenante

Known to me [or proved to me in the oath of ID# 16012450 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:

West Tract Ft# 281 4.81 AC GR. 4.7."

[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]

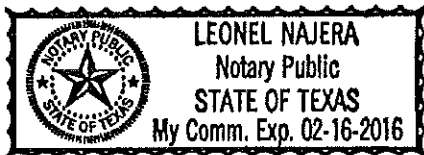
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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."

X Arturo A Cenante (Signature)

SUBSCRIBED AND SWORN TO before me on JUNE 16TH, 2015, to certify which, witnesses my hand and seal of office.



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

SPECIAL WARRANTY DEED WITH VENDOR'S LIEN

Date: December 10, 2012

Grantor: Vida Properties, L.L.C., a Texas Limited Liability Company

Grantor's Mailing Address:

P.O. Box 6043, McAllen, Texas 78502

Grantee: Arturo A. Cervantes

Grantee's Mailing Address:

416 E. Sugar Cane Drive

Weslaco, Texas 78596

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 Fifty Thousand Dollars and No Cents (\$50,000.00), and is executed by Grantee, payable to the order of Grantor (the "Purchase Note"). The Purchase Note is secured by a first and superior vendor's lien and superior title retained in this deed and by a first-lien deed of trust of even date from Grantee to Robert Geissler, Trustee.

Property (including any improvements):

4.807 acres, more or less, being a portion of Farm Tract 287, Block 183, West Tract Subdivision, Llano Grande Grant, Hidalgo County, Texas, as described in deed dated October 6, 1988 from Ricardo Martinez Gonzalez to Rodolfo Salazar, recorded in Volume 2660, Page 809, Deed Records of Hidalgo County, Texas

Reservations from and Exceptions to Conveyance and Warranty:

1. Visible and apparent easements on or across the subject property;
2. Easements, rights-of-way, and prescriptive rights, whether of record or not;
3. All recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property;
4. Rights of adjoining owners in any walls and fences situated on a common boundary;
5. Any discrepancies, conflicts, or shortages an area or boundary lines;
6. Any encroachments or overlapping of improvements;
7. 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;
8. Taxes for the current year and subsequent years, and subsequent assessments for prior years due to change in land usage or ownership;
9. 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;
10. 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;
11. Rules and Regulations of Hidalgo County, Texas pertaining to septic tanks and other sanitary facilities; and
12. Federal and County flood plain elevation regulations.

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.

SAVE AND EXCEPT, and there is hereby reserved unto Grantor, Grantor's successors and assigns, (to the fullest extent permitted by law) all water rights and rights to water (whether riparian, appropriative or otherwise) presently appended or annexed to said property.

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.

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 improvements; (iii) the quality of the labor and materials included in any improvements; (iv) the soil conditions; 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.

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.

Vida Properties, L.L.C.,
a Texas Limited Liability Company

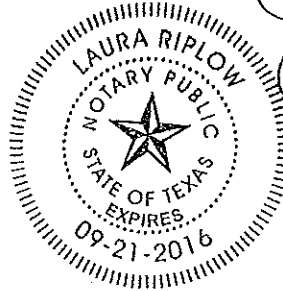
BY: *Herman Wowski*

ITS: *MANAGER*

(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 10th day of December, 2012, by HERMAN Wowski, MANAGER of Vida Properties, L.L.C., a Texas Limited Liability Company, on behalf of said Texas Limited Liability Company.



Laura Ripplow
Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Vida Properties, L.L.C.
P.O. Box 6043
McAllen, Texas 78502

VOL 2660 PAGE 809

P/7

Prepared by the State Bar of Texas for use by lawyers only. Reviewed 1-1-76. Revised to include grantee's address (art. 6626, RCS) 1-1-82.

WARRANTY DEED 85338
(LONG FORM)

THE STATE OF TEXAS
COUNTY OF HIDALGO

} KNOW ALL MEN BY THESE PRESENTS:

That I, RICARDO MARTINEZ GONZALEZ

of the County of Hidalgo and State of Texas for and in
consideration of the sum of TEN AND NO/100*****(\$10.00)*****

***** DOLLARS
and other valuable consideration to the undersigned paid by the grantee herein named, the receipt of which
is hereby acknowledged,

have GRANTED, SOLD AND CONVEYED, and by these presents do GRANT, SELL AND CONVEY unto
RODOLFO SALAZAR, Route 1, Box 510, Weslaco, Texas 78596

of the County of Hidalgo and State of Texas, all of
the following described real property in Hidalgo County, Texas, to-wit:

4.807 acres of land situated in Hidalgo County, Texas, and being
out of Farm Tract 287, Block 183, West Tract Subdivision, Llano
Grande Grant. Said West Tract Subdivision being recorded in
Volume 2, Pages 34-37, Hidalgo County Map Records, and said 4.807
acre tract being more particularly described by metes and bounds
as follows:

ALL SUBJECT TO

VOL 2660 PAGE 810

BEGINNING at a cotton picker spindle set for the northeast corner of said tract herein described, said cotton picker spindle being located on the east line of said Farm Tract 287 and the centerline of Mile 6 West Road (apparent 60 feet R.O.W) and said cotton picker spindle bears South 435.36 feet from the northeast corner of said Farm Tract 287;

THENCE South 237.64 feet, with the eastline of said Farm Tract 287 and with the centerline of mile 6 West Road to a cotton picker spindle found for the most northerly southeast corner of said tract herein described;

THENCE West, at a distance of 30.00 feet pass a $\frac{1}{2}$ inch iron rod found for reference on the apparent west right-of-way line of said Mile 6 West Road and continuing for a total distance of 420.00 feet to a $\frac{1}{2}$ inch iron rod found for an inner corner of said tract herein described;

THENCE South 150.00 feet, to a $\frac{1}{2}$ inch iron rod found for the most southerly southeast corner of said tract herein described;

THENCE West 282.74 feet, to a $\frac{1}{2}$ inch iron rod found for the southwest corner of said tract herein described;

THENCE North 387.64 feet, to a $\frac{1}{2}$ inch iron rod found for the northwest corner of said tract herein described;

THENCE West, at a distance of 672.74 feet pass a $\frac{1}{2}$ inch iron rod with a plastic cap stamped "RPS 1651" set for reference on the apparent west right-of-way line of said Mile 6 West Road and continuing for a total distance of 702.74 feet to the POINT OF BEGINNING and containing 4.807 acres of land more or less.

SAVE AND EXCEPT:

All the oil, gas and other minerals, in, under or that may be produced from the subject property are excepted herefrom in instruments dated May 18, 1943, recorded in Volume 512, Page 637, dated December 30, 1974, recorded in Volume 1435, Page 436, dated December 30, 1974, recorded in Volume 1435, Page 438 and recorded in Volume 1742, Page 651, Deed Records, Hidalgo County, Texas.

SUBJECT TO:

1. Oil, Gas & Mineral Leases dated October 20, 1978, recorded in Volume 380, Page 697, dated October 18, 1978, recorded in Volume 380, Page 694, dated October 20, 1978, recorded in Volume 380, Page 691 and dated October 20, 1978, recorded in Volume 380, Page 701, Oil and Gas Records, Hidalgo County, Texas and unitized in instrument dated October 5, 1981, recorded in Volume 406, Page 373, Oil and Gas Records, Hidalgo County, Texas.
2. Easement granted to CENTRAL POWER & LIGHT COMPANY, as set forth in instrument recorded in Volume 325, Page 367, Deed Records, Hidalgo County, Texas.
3. Easement granted to CENTRAL POWER & LIGHT COMPANY, as set forth in instrument recorded in Volume 592, Page 585, Deed Records, Hidalgo County, Texas.
4. Easement for Right of Way as set forth in instrument recorded in Volume 1810, Page 690, Deed Records, Hidalgo County, Texas.
5. Easements, Rules, Regulations and Rights in favor of Hidalgo & Cameron Counties Water Control & Improvement District No. 9.
6. Easements and reservations as may appear upon the recorded map and dedication of said subdivision.
7. Subdivision Regulation of Hidalgo County, Texas.

RECORDED
 1980 OCT 20
 1980 OCT 20

VOL 2660 PAGE 811

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, his heirs and assigns forever; and I do hereby bind myself my heirs, executors and administrators to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said grantee, his heirs and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

20872
10/6/88

EXECUTED this 6th day of October, A. D. 19 88.

Ricardo Martinez Gonzalez
RICARDO MARTINEZ GONZALEZ

Mailing address of each grantee:
Name: Rodolfo Salazar
Address:

Name:
Address:

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 6th day of October, 19 88, by RICARDO MARTINEZ GONZALEZ

[Faint notary seal and signature]

Belia Noriega
Notary Public, State of Texas
Notary's name (printed): BELIA NORIEGA
Notary's commission expires: 6/6/89
Notary Public
Hidalgo County, Texas

VOL 2660 PAGE 812

(Acknowledgment)

STATE OF TEXAS
COUNTY OF

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

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

Notary's commission expires:

(Acknowledgment)

STATE OF TEXAS
COUNTY OF

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

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

Notary's commission expires:

(Corporate Acknowledgment)

STATE OF TEXAS
COUNTY OF

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

corporation, on behalf of said corporation.

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

Notary's commission expires:

AFTER RECORDING RETURN TO:

Rodolfo Salazar
Route 1, Box 510
Weslaco, Texas 78596

PREPARED IN THE LAW OFFICE OF:

85338

WILLIAM ELLY LEO
CORN CLERK
HIDALGO COUNTY, TEXAS
88 OCT 10 PM 1 00

118 45000 211



PLANNING DEPARTMENT County of Hidalgo

Rev. 02-19-10

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T.J. Arredondo
Director of Planning

Precinct 1 2 3 4

Application No: 1-12447

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

Upon the application of:

Name: Tomas Reyer Jr.

Address: 2412 Bonita St.
Donna, TX 78537

Phone: 956-325-9335

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

Water Supplier: CITY OF DONNA

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

Account/ESI No.: 176142-002
 Temporary Pole Permanent Service

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

SEHAMMER LOT 5 BLK 4

[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



PLANNING DEPARTMENT
County of Hidalgo

Rev. 02-19-10

Main Office 1304 South 25 th 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
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Precinct 1 2 3 4

T.J. Arredondo
Director of Planning

Application No: 1-12462

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

TOMAS REYES, JR.

Known to me [or proved to me in the oath of DL# 15881498 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:

SCHROEDER LT 5 Bk 4"

[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]

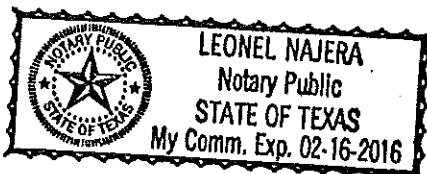
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-OR-

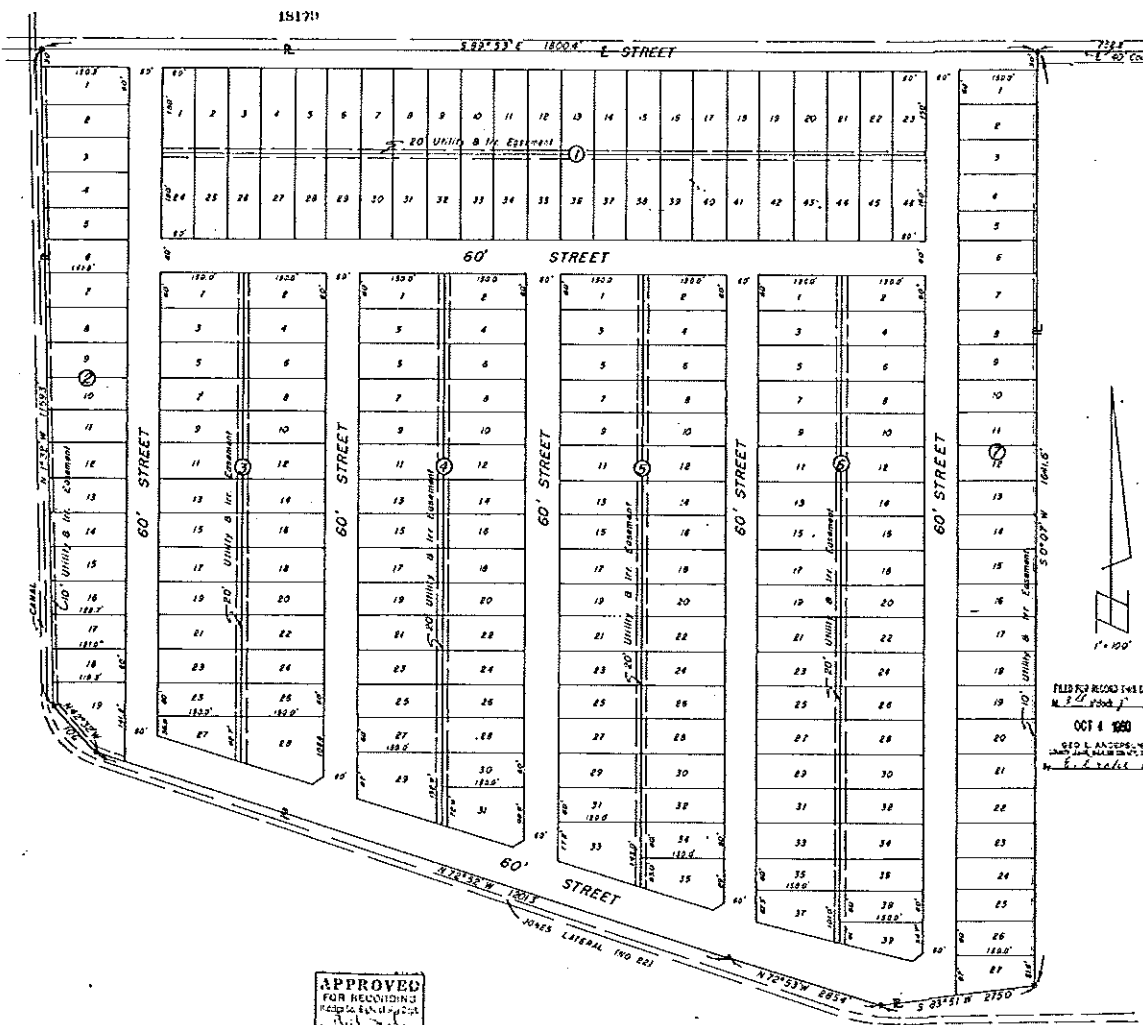
~~3B. "The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999."~~

[Signature] (Signature)

SUBSCRIBED AND SWORN TO before me on 10th JUNE, 20 15, to certify which, witnesses my hand and seal of office.



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



FILED FOR RECORD 148 L-12
 M. S. D. 1960
 OCT 4 1960
 GEO. L. ANDERSON, CLERK
 HIDALGO COUNTY, TEXAS

APPROVED
 FOR RECORDING
 10/4/60
 148 L-12

MAP
 OF
SCHROEDER SUBDIVISION
 A RESUBDIVISION OF 60 ACRES OUT OF LOTS 12384, BLOCK 18
 LA DONNA TRACT
 HIDALGO COUNTY, TEXAS

APPROVED FOR RECORDING
 COMMISSIONERS' COURT
 This day of October, 1960
 GEO. L. ANDERSON, CLERK
 HIDALGO COUNTY, TEXAS

I, CHARLES L. MELDEN, A REGISTERED PUBLIC SURVEYOR, DO HEREBY CERTIFY THE FOREGOING PLAT TO BE A TRUE AND CORRECT REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREON DESCRIBED AS PLATTED BY ME FROM SURVEY OF THE OUTSIDE BOUNDARIES OF SAME.

Charles L. Meldey
 CHARLES L. MELDEY
 REGISTERED PUBLIC SURVEYOR
 EDINBURG, TEXAS

STATE OF KENTUCKY
 COUNTY OF Madison

KNOW ALL MEN BY THESE PRESENTS:

THAT I, RALPH L. SCHROEDER, OWNER OF THE ABOVE DESCRIBED PROPERTY DO HEREBY ADOPT, DEDICATE AND CONFIRM THE FOREGOING MAP OR PLAT AND DO DEDICATE TO THE PUBLIC THE STREETS AND ALLEYS DESIGNATED THEREON

Ralph L. Schroeder
 RALPH L. SCHROEDER

STATE OF KENTUCKY
 COUNTY OF Madison

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DATE PERSONALLY APPEARED RALPH L. SCHROEDER, 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 EXPRESSED, GIVEN UNDER MY HAND AND SEAL THIS 22 DAY of September, A.D. 1960.

John P. Vay
 NOTARY PUBLIC IN AND FOR

ACCEPTED AND APPROVED BY THE CITY COMMISSION OF DONNA, TEXAS ON THIS 20 DAY of September A.D. 1960.

Thompson
 MAYOR

ATTEST:
Commissioner
 SECRETARY



Chapter 232 Texas LGC Application

APPLICATION NO:

1-12467

Jun. 10, 2015

COUNTY OF HIDALGO

PLANNING DEPARTMENT

1902 JOE STEPHENS
TEL 968-4724

WESLACO TX 78596
FAX 447-8612

S2150-00-004-0005-00

[1] OWNER: REYES, JESUS G
11 ATLANTA AVE

[7] LEGAL DESC./NAME OF SUBDIVISION
SCHROEDER LOT 5 BLK 4

DONNA TX 78537-9344

Telephone No.

LOCATION: 0

[2] CONTRACTOR: SELF

[8] SEWAGE: EXIST

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: WOOD

[4] PURPOSE OF APPLICATION: MOVED BUILDING

29-RESIDENTIAL MOVE-IN/RELO.BUILD

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

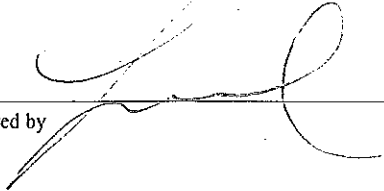
[5] SIZE OF STRUCTURE: 667 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

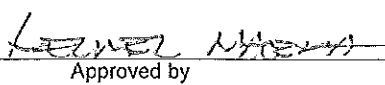
[6] USE OF BUILDING: REST. ZONE B-29

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

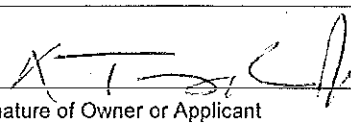
FOR COUNTY USE ONLY
APPLICATION FEES

Prepared by 

6/10/15
Date

Approved by 

6/10/15
Date

Signature of Owner or Applicant 

6/10/15
Date

OTHER _____
TOTAL AMOUNT \$30.00

Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 0500B Pct: 0

Community No.: 48204

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.

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.

Cash Warranty Deed

Date: January 3, 2007

Grantor: Jesus Gonzalez Reyes, joined pro forma by my wife, Santos Reyes

Grantor's Mailing Address:

11 Atlanta
Donna, Texas 78537
Hidalgo County, Texas

Grantee: Tomas Reyes, Jr. and wife, Alma Reyes

Grantee's Mailing Address:

2412 Bonita St.
Donna, Texas 78537
Hidalgo County, Texas

Consideration: Ten and no/100 Dollars (\$10.00) and other good and valuable consideration.

Property (including any improvements):

Lot Five (5), Block Four (4), SCHROEDER SUBDIVISION, an addition to the City of Donna, Hidalgo County, Texas, according to the map or plat thereof recorded in Volume 13, Page 39, Map Records, Hidalgo County, Texas, reference to which is here made for all purposes.

Reservations to and Exceptions from Conveyance and Warranty:

- A. Zoning and building ordinances in favor of the City of Donna
- B. Statutory rights, rules, regulations, easements and liens in favor of Donna Irrigation District Hidalgo County No. 1, pursuant to applicable sections of the Texas Water Code.
- C. Easements and reservation as shown according to the map or plat thereof recorded in Volume 13, Page 39, Map Records, Hidalgo County, Texas.
- D. Ten foot (10') Utility & Irr. Easement along the rear as shown according to the map or plat thereof recorded in Volume 13, Page 39, Map Records, Hidalgo County, Texas.
- E. Oil, Gas and Mineral Lease dated October 23, 1958, recorded in Volume 221, 84, Oil and Gas Records, Hidalgo County, Texas

- F. Oil, Gas Mineral Lease dated October 29, 1958, recorded in Volume 224, Page 484, Oil and Gas Records, Hidalgo County, Texas.
- G. Oil, Gas and Mineral Lease dated December 16, 1970, recorded in Volume 331, Page 26, being Document No. 7489, Oil and Gas Records, Hidalgo County, Texas.
- H. Mineral reservations and/or conveyances as set forth in instrument dated December 14, 1965, recorded in Volume 1133, Page 859, Deed Records, Hidalgo County, Texas.
- I. Standby fees, taxes and assessments by any taxing authority for the year 2004, and subsequent years, and subsequent taxes and assessments by any taxing authority for prior years due to change in land usage or ownership.
- J. Restrictive covenants recorded Volume 1133, Page 859 and Volume 1410, Page 799, Deed Records and Documents No. 510215, Official Records, Hidalgo County, Texas.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the 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 way belonging to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming ro the claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

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

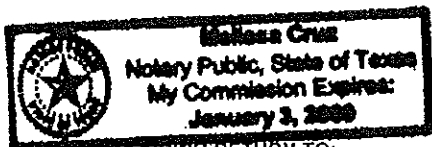
Jesus M. Reyes
JESUS GONZALEZ REYES

Santos Reyes
SANTOS REYES

STATE OF TEXAS §
COUNTY OF HIDALGO §

This instrument was acknowledged before me on May 30 2007, by JESUS GONZALEZ REYES, and wife, SANTOS REYES.

Alma E. Cruz
Notary Public, State of Texas



AFTER RECORDING RETURN TO:
Tomas and Alma Reyes
2412 Bonita St.
Donna, Texas 78537