

<b>PLANNING DEPT. PCTS 3 WATER SERVICE AVAILABILTY</b>		
	<b>APPLICANT</b>	<b>APPLICATION NO.</b>
1.	JOSE GUADALUPE SERNA	3-15806/5-8-15
2.		
3.		
4.		
5.		
6.		
7.		
8.		
9.		
10.		
11.		
12.		
13.		
	COMM. COURT: JULY 7, 2015	



# PLANNING DEPARTMENT

Rev. 06-03-15

## 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

T.J. Arredondo, CFM  
Director of Planning

Precinct 1 2 3 4

Application No: 315806  
5/8/15

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

Upon the application of:

Name: Jose Guadalupe Serna

Address: 5611 Lucy Dr  
Mission, TX 78574

Phone: 956-522-5614

Approved by Environmental Health:	Temporary Service	Final Service
_____	_____	<u>Charles R...</u>
Inspection/Permit No: _____	Authorized Signature _____	Authorized Signature _____
Date Approved: _____	<u>1 1</u>	<u>50220</u>
		<u>6 129 115</u>

Water Supplier: Agua SUD

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

Account/ESI No.: 100327894-  
[ ] Temporary Pole [  ] Permanent Service

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

Basham # 36 Lot 12

[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.

Sandra Ant...  
Planning Department Authorized Signature

\_\_\_\_\_  
Hidalgo County Judge

\_\_\_\_\_  
Date

ATTEST:

\_\_\_\_\_  
Hidalgo County Clerk

\_\_\_\_\_  
Date



# PLANNING DEPARTMENT

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T.J. Arredondo, CFM  
Director of Planning

Precinct 1 2/3 4  
Application No: 3-15806  
5/8/15

### 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

Jose Guadalupe Serna-Ramirez,

Known to me [or proved to me in the oath of Mexico Matricula Consular or through #9840291 (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:

Basham # 36 Lot 12."

[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."

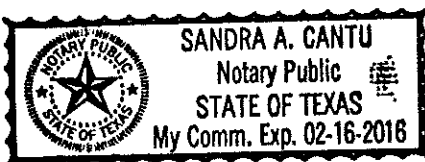
-OR-

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 June 29, 2015, to certify which, witnesses my hand and seal of office.

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



**General Warranty Deed**

**Date:** March 24, 2015

**Grantor:** Alfredo Morales

**Grantor's Mailing Address:**

Alfredo Morales  
3709 Zinnia Ave.  
McAllen, Texas  
78504

**Grantee:** Jose Guadalupe Serna

**Grantee's Mailing Address:**

Jose Guadalupe Serna  
5611 Lucy Drive  
Mission, Texas  
78574

**Consideration:**

A cash consideration paid to Grantor by Grantee in the principal sum of Thirty Thousand dollars (\$30,000) on March 24, 2015, the receipt and sufficiency of which are hereby acknowledged.

**Property (including any improvements):**

Lot Twelve (12), BASHAM SUBDIVISION NO. 36, Hidalgo County, Texas according to the map or plat thereof recorded in Volume 30, Page 102A, Map Records of Hidalgo County, Texas, reference to which is here made for all purposes.

**Reservations from and Exceptions to Conveyance and Warranty:**

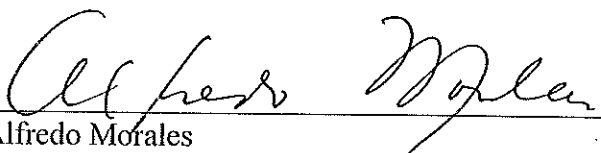
SUBJECT TO restrictive covenants and building conditions of record;  
SUBJECT TO the prior reservations of all oil, gas and other minerals;  
SUBJECT TO all valid oil, gas and mineral leases of record;  
SUBJECT TO easements, right-of-way, and prescriptive rights, whether of record or not; all presently 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 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 context requires, singular nouns and pronouns include the plural.

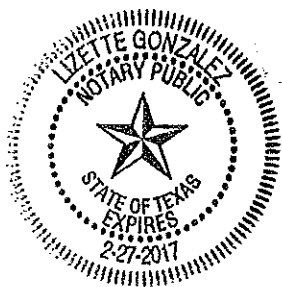
This instrument was prepared based on information furnished by the parties, and no independent title search has been made.

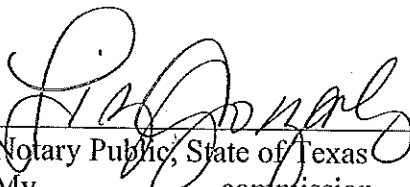
  
\_\_\_\_\_  
Alfredo Morales

STATE OF TEXAS )

COUNTY OF HIDALGO )

This instrument was acknowledged before me on April 1st, 2015, by Alfredo Morales.



  
\_\_\_\_\_  
Notary Public, State of Texas  
My commission expires: 2-27-17

AFTER RECORDING RETURN TO:

Jose Guadalupe Serna  
5611 Lucy Drive  
Mission, Texas  
78574

Chapter 232 Texas LGC Application

APPLICATION NO:  
3-15806  
May. 8, 2015

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

B1900-36-000-0012-00

[ 1 ] OWNER: SERNA, JOSE GUADALUPE  
5611 LUCY DR  
  
MISSION, TX 78574  
Telephone No. 522-5614

[ 7 ] LEGAL DESC./NAME OF SUBDIVISION  
BASHAM #36 LOT 12  
X-25

LOCATION: 4202 MILE 6 RD & BENTSEN PALMD

[ 2 ] CONTRACTOR: SELF

[ 8 ] SEWAGE: EXIST

[ 3 ] WATER SYSTEM: AGUA

[ 9 ] CONSTRUCTION TYPE: BLOC

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

[ 10 ] EST. COST OF CONST.: \$8,000

[ 5 ] SIZE OF STRUCTURE: 1,260 Sq. Ft.

[ 11 ] SPECIAL FLOOD HAZARD AREA:  YES  
 NO

[ 6 ] USE OF BUILDING: NEW RES ZONE X

Special Conditions: No construction allowed over any easements.  
MUST COMPLY W/ALL REGULATIONS AND SETBACKS.  
FRONT 40' SIDES 6' REAR 30'  
18 INCHES ABOVE TOP OF CURB.

FOR COUNTY USE ONLY  
APPLICATION FEES

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

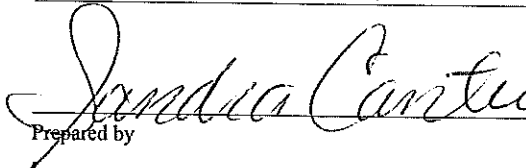
Light [X] Water [X]


Flood Zone: NO  
Panel No. /Suffix: 02900 Pct: 3

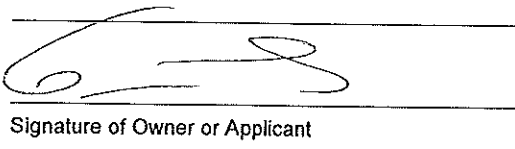
Community No.: 480334

Certification of Elevation  
Required:  YES  NO  BFE

- A. Setbacks front, side & rear shall be in any deed restrictions.
- B. No more than one single family residence per lot.
- C. Applicant shall comply with all of the plat and/or deed restrictions and requirements affecting the lot.
- D. Permit fee shall be doubled for construction commencing or structures moved in prior to obtaining a permit.
- E. Applicant/owner states that no structures exist on this tract of land. If found in violation, permit may be revoked.

 5/8/15  
Prepared by Date

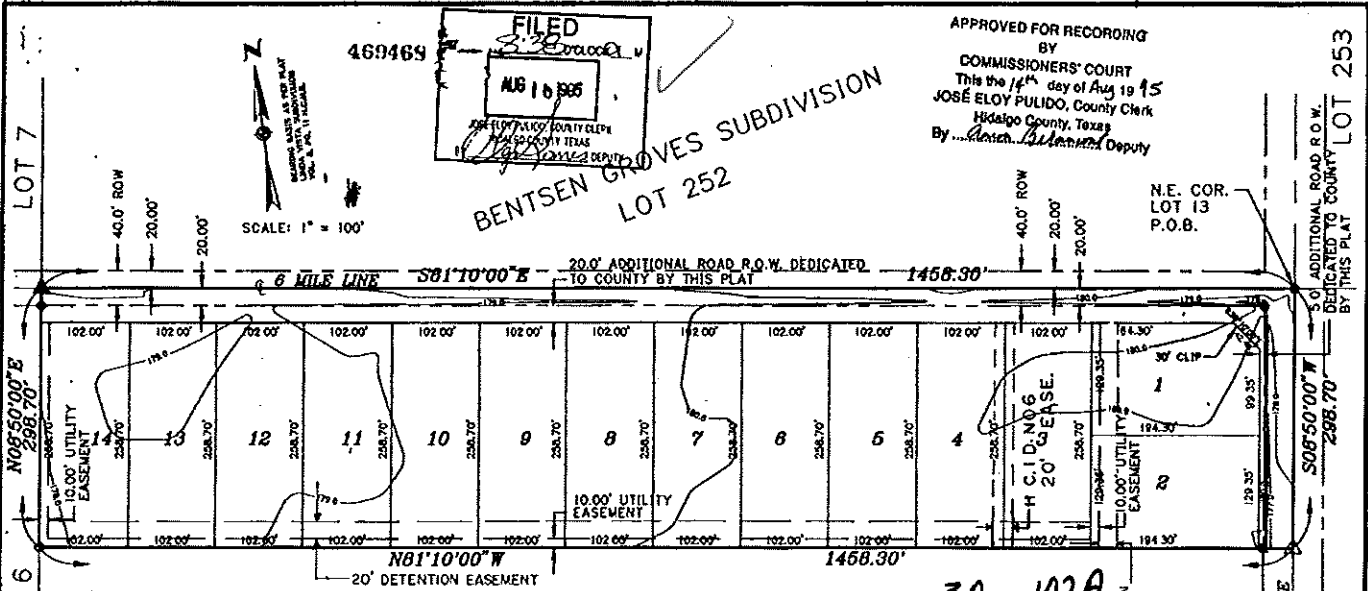
 5/8/15  
Approved by Date

 5/8/15  
Signature of Owner or Applicant Date

[ 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.



**MAP OF BASHAM 36**  
 BEING ALL OF LOT 13  
 OUT OF LINDA VISTA SUBDIVISION  
 AND CONTAINING 10.00 ACRES  
 HIDALGO COUNTY, TEXAS  
 (DEED REFERENCE: VOL. 6, Pg. 11, H.C.M.R.)

**LINDA VISTA SUBDIVISION**  
 LOT 12

A tract of land containing 10.00 acres situated in the Hidalgo County, Texas and also being all of Lot 13, LINDA VISTA SUBDIVISION (Deed Reference: Volume 6, Page 11, H.C.M.R.) and said 10.00 acres also being more particularly described as follows:

Beginning at a # 4 rebar found on the center line intersection of Mile 6 Road and Palm Drive, for the northeast of said LDT 13 and this tract;

Thence S 81° 50' 00" V along the east line of said LDT 13 and the center line of said Palm Drive a distance of 290.70 feet to a C.P.S. SET for the southeast corner of said LDT 13 and this tract;

Thence N 81° 10' 00" V at a distance of 35.00 feet pass the existing right-of-way line of said Mile 6 Road, and continuing a total distance 1458.30 feet to a # 4 rebar SET for the southwest corner of said LDT 13 and this tract;

Thence N 81° 30' 00" E at a distance of 258.70 feet pass the existing south right-of-way line of said Mile 6 Road, and continuing a total distance of 290.70 feet to a C.P.S. found for the northeast corner of said LDT 13 and this tract;

Thence S 81° 10' 00" E along the center line of said 6 MILE ROAD and the north line of said LDT 13, a distance of 1458.30 feet to the POINT OF BEGINNING, CONTAINING 10.00 acres of which 0.894 of one acre lies in the right-of-way of said Mile 6 Road and Palm Drive, leaving a net of 9.106 acres of land, more or less.

STATE OF TEXAS  
 COUNTY OF HIDALGO

I, RICARDO R. SALINAS, P.E. HEREBY CERTIFY THAT THE LA JOYA WATER SUPPLY CORPORATION HAS APPROVED THE POTABLE WATER SUPPLY PLAN FOR BASHAM 36, HIDALGO COUNTY, TEXAS. THE LA JOYA WATER SUPPLY CORPORATION IS THE HOLDER OF A CERTIFICATE OF PUBLIC CONDEMNANCE AND NECESSITY ISSUED BY THE STATE OF TEXAS TO FURNISH POTABLE WATER TO AN AREA IN HIDALGO COUNTY, TEXAS THAT INCLUDES THIS POTABLE WATER TO THE EXTENT REQUIRED BY THE LAWS OF THE STATE. THE LA JOYA WATER SUPPLY CORPORATION AGREES THAT IT WILL INFRASTRUCTURE REQUIREMENTS FOR THIS SUBDIVISION ARE MET. WATER METERS ARE IMMEDIATELY AVAILABLE FOR THIS PURPOSE UPON COMPLETION OF ALL WATER FACILITIES SHOWN ON THE PLAN OF THE SUBDIVISION.

RICARDO R. SALINAS, P.E.  
 CORPORATION VENDOR  
 LA JOYA WATER SUPPLY CORPORATION

APPROVED FOR RECORDING  
 HIDALGO CO. PLANNING DEPT.  
 BY: [Signature]  
 DATE: 8-14-95

APPROVED:

[Signature]  
 Hidalgo County ROW DEPT.  
 and RCOD #1

Approved 7-31-95 (DRAINAGE)  
 Fabian, Nelson, & Medina, Inc.  
 Consulting Engineers

By: [Signature]



STATE OF TEXAS  
 COUNTY OF HIDALGO

I, THE UNDERSIGNED, FRED L. KURTH, A REGISTERED PROFESSIONAL ENGINEER AND REGISTERED PUBLIC LAND SURVEYOR, IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAN AND IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREIN DESCRIBED.

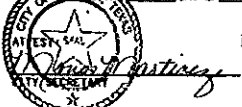
Fred L. Kurth, P.E. # 54151 RPLS # 4750  
 MALE SURVEYED: JUNE 6, 1994  
 DATE PREPARED: JULY 11, 1994  
 T-3822, PG. 43-44 JOB NO. 94118  
 DRAWN BY: CIR2



THIS PLAN APPROVED BY THE CITY OF MISSION PLANNING AND ZONING BOARD ON THIS THE 18th DAY OF April, 1995

[Signature]  
 CHAIRMAN

THIS PLAN APPROVED BY THE CITY COMMISSION OF THE CITY OF MISSION, ON THIS THE 21st DAY OF April, 1995

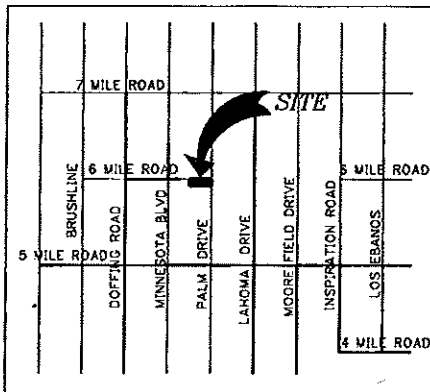


THIS PLAN APPROVED BY THE HIDALGO COUNTY IRRIGATION DISTRICT NO. 6, ON THIS THE 18th DAY OF May, 1995

ATTEST:  
 [Signature]  
 SECRETARY

NOTES:

- PROPOSED SETBACKS AS FOLLOWS:  
 6 MILE ROAD - 40'  
 PALM DRIVE - 35'  
 REAR - 5'  
 SIDE - 8'
- MINIMUM PERMISSIBLE FINISHED FLOOR ELEVATION FOR ALL BUILDING IMPROVEMENTS IS: 1' ABOVE NATURAL GROUND.
- ZONE C: ANTICIPATED WATER CREATED BY A 100-YEAR STORM WILL NOT FLOOD.
- FEMA'S FLOOD INSURANCE RATE MAP COMMUNITY PANEL #480334 0300 C, NOV. 18, 1982
- CULVERTS ARE REQUIRED ON ALL DRIVEWAYS.
- ONLY ONE RESIDENCE PER LOT.
- NO VISIBLE WATER WELLS WITHIN 100' OF THIS SUBDIVISION.
- NO STRUCTURES OVER ANY EASEMENTS.
- THIS SUBDIVISION SHALL BE REQUIRED TO RETAIN .88% C.F.
- NO SIDEWALK REQUIRED ON THIS PLAT.
- BENCH MARK: LOCATED ON A COTTON PICKER SPINDLE AT THE CENTERLINE OF MILE 6 ROAD, ALSO BEING THE NORTHWEST CORNER OF LOT 13, OUT OF LINDA VISTA SUBDIVISION. ELEV. = 178.40
- 20' DETENTION EASEMENT SHALL NOT BE FILLED IN AND NO PERMANENT STRUCTURE BUILT OVER IT.



LOCATION MAP



**MELDEN & HUNT, INC.**  
 CONSULTING ENGINEERS  
 & SURVEYORS  
 202 S. 10th STREET  
 EDINBURG, TEXAS 78041  
 PH (512) 381-0881 FAX 381-1828