



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 2 3 4

T.J. Arredondo
Director of Planning

Application No: 1-12504

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

Upon the application of:

Name: Estalbescoch

Address: 12908 Texas Blvd
Mercedes TX
78570

Phone: (956)990-8575

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

Water Supplier: City of Mercedes

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:

Indian Hills lot # 414 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.

[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: 1-12504

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

Estrella Y. Escobar

Known to me [or proved to me in the oath of Tx ID #25978149 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:

Indian Hills lot #414 BIK #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]

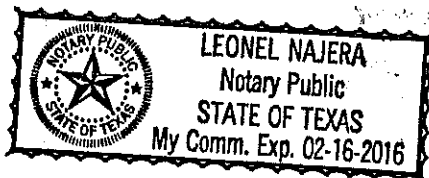
~~3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."~~

~~-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."~~

Estrella Escobar (Signature)

SUBSCRIBED AND SWORN TO before me on June 30, 2015, to certify which, witnesses my hand and seal of office.



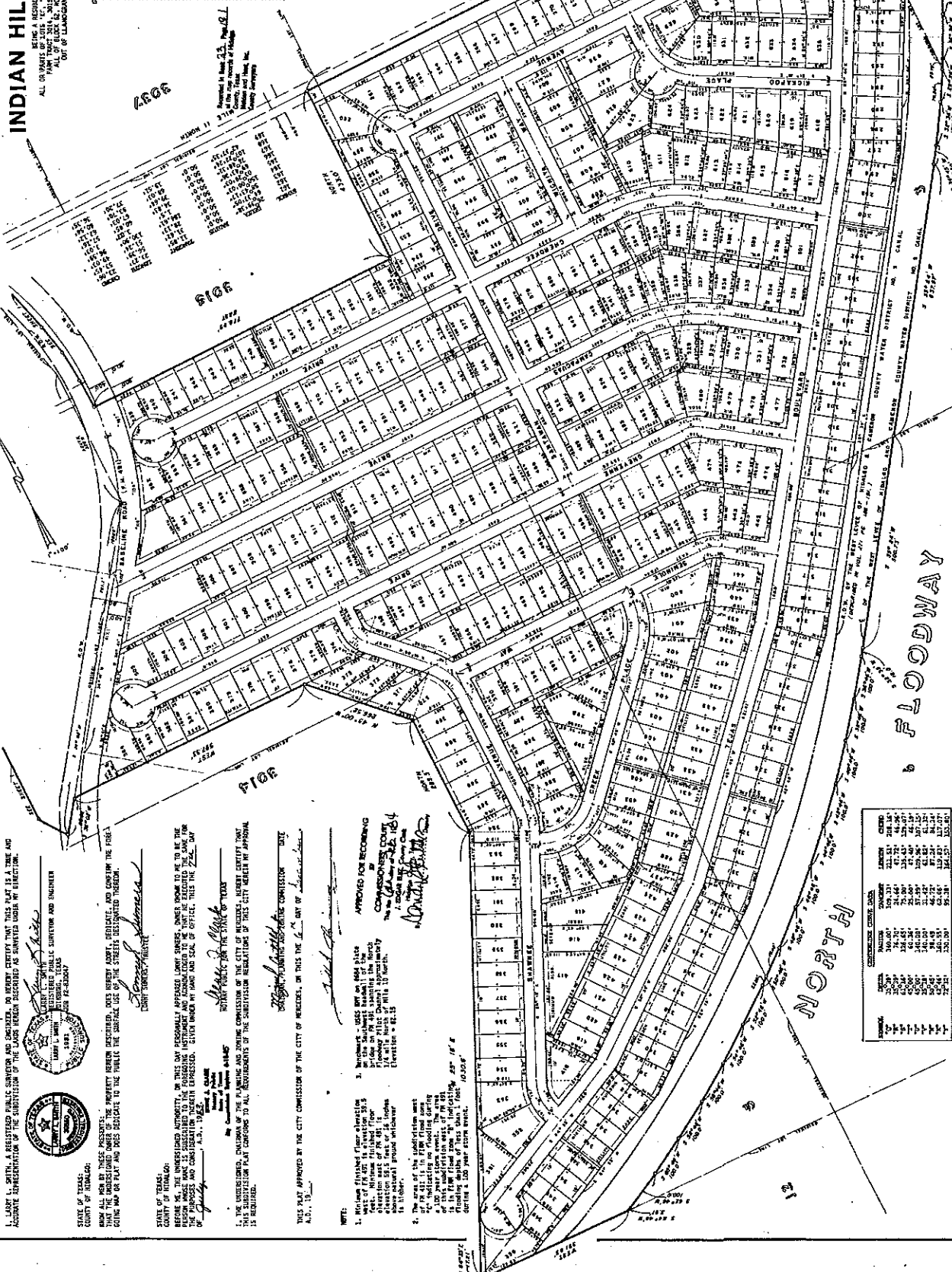
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

MAP OF

INDIAN HILLS SUBDIVISION

BEING A REVISION OF 122.45 ACRES OUT OF ALL OF BLOCKS 20, 21, 22, 23, AND 24, AND LOCAL HIGHWAY COMPETITION, ALL OF BLOCK 22, NORTH CAPITAL DISTRICT, SUBDIVISION, CITY OF WASHINGTON, DISTRICT OF COLUMBIA, TERRITORY, 1905.

SECTION	AREA	PERCENTAGE	ADJUSTED AREA	ADJUSTED PERCENTAGE
1	1.0000	100.00	1.0000	100.00
2	1.0000	100.00	1.0000	100.00
3	1.0000	100.00	1.0000	100.00
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5	1.0000	100.00	1.0000	100.00
6	1.0000	100.00	1.0000	100.00
7	1.0000	100.00	1.0000	100.00
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13	1.0000	100.00	1.0000	100.00
14	1.0000	100.00	1.0000	100.00
15	1.0000	100.00	1.0000	100.00
16	1.0000	100.00	1.0000	100.00
17	1.0000	100.00	1.0000	100.00
18	1.0000	100.00	1.0000	100.00
19	1.0000	100.00	1.0000	100.00
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35	1.0000	100.00	1.0000	100.00
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43	1.0000	100.00	1.0000	100.00
44	1.0000	100.00	1.0000	100.00
45	1.0000	100.00	1.0000	100.00
46	1.0000	100.00	1.0000	100.00
47	1.0000	100.00	1.0000	100.00
48	1.0000	100.00	1.0000	100.00
49	1.0000	100.00	1.0000	100.00
50	1.0000	100.00	1.0000	100.00
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87	1.0000	100.00	1.0000	100.00
88	1.0000	100.00	1.0000	100.00
89	1.0000	100.00	1.0000	100.00
90	1.0000	100.00	1.0000	100.00
91	1.0000	100.00	1.0000	100.00
92	1.0000	100.00	1.0000	100.00
93	1.0000	100.00	1.0000	100.00
94	1.0000	100.00	1.0000	100.00
95	1.0000	100.00	1.0000	100.00
96	1.0000	100.00	1.0000	100.00
97	1.0000	100.00	1.0000	100.00
98	1.0000	100.00	1.0000	100.00
99	1.0000	100.00	1.0000	100.00
100	1.0000	100.00	1.0000	100.00



I, JAMES H. SMITH, A REGISTERED PUBLIC SURVEYOR AND ENGINEER, DO HEREBY CERTIFY THAT THIS MAP IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LAND HEREIN DESCRIBED AS SHOWN THEREON BY THE SURVEYOR.

STATE OF TEXAS,
COUNTY OF TARRANT,
JAMES H. SMITH,
PUBLIC SURVEYOR AND ENGINEER,
1000 WEST 10TH STREET,
DALLAS, TEXAS,
JAN 15, 1917.

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, THIS DAY PERSONALLY APPEARED JAMES H. SMITH, REGISTERED PUBLIC SURVEYOR AND ENGINEER, WHOSE NAME AND ADDRESS ARE SET FORTH IN THE FOREGOING, AND HE REQUESTED ME TO ATTEST THE VERACITY OF HIS OATH AND SIGN AND SEAL MY OFFICIAL NOTARY PUBLIC FOR THE STATE OF TEXAS.

NOTARY PUBLIC FOR THE STATE OF TEXAS,
JAMES H. SMITH,
1000 WEST 10TH STREET,
DALLAS, TEXAS,
JAN 15, 1917.

THIS MAP APPROVED BY THE CITY COMMISSIONER OF THE CITY OF WASHINGTON, ON THIS THE 15th DAY OF JANUARY, 1917.

APPROVED FOR RECORDING
COMMISSIONER OF RECORDS
The City of Washington, D.C.
JAN 15, 1917.

1. The finished floor elevation of the lots shown on this map is as shown on the plan. The elevation of the finished floor of the lots shown on this map is as shown on the plan. The elevation of the finished floor of the lots shown on this map is as shown on the plan.

2. The area of the subdivision is 122.45 acres, more or less, as shown on the plan. The area of the subdivision is 122.45 acres, more or less, as shown on the plan. The area of the subdivision is 122.45 acres, more or less, as shown on the plan.

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87	1.0000	100.00	1.0000	100.00
88	1.0000	100.00	1.0000	100.00
89	1.0000	100.00	1.0000	100.00
90	1.0000	100.00	1.0000	100.00
91	1.0000	100.00	1.0000	100.00
92	1.0000	100.00	1.0000	100.00
93	1.0000	100.00	1.0000	100.00
94	1.0000	100.00	1.0000	100.00
95	1.0000	100.00	1.0000	100.00
96	1.0000	100.00	1.0000	100.00
97	1.0000	100.00	1.0000	100.00

Chapter 232 Texas LGC Application

APPLICATION NO:

1-12504

Jun. 29, 2015

COUNTY OF HIDALGO
PLANNING DEPARTMENT

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

I2230-00-001-0414-00

[1] OWNER: ESCOBAR, ESTRELLA

12908 TEJAS BLVD
MERCEDDES TX 78570

Telephone No. 990-8575

[7] LEGAL DESC./NAME OF SUBDIVISION
INDIAN HILLS LOT 414 BLK 1

LOCATION: 0 FM 491 & MILE 11

[2] CONTRACTOR: SELF

[8] SEWAGE: PUBLI

[3] WATER SYSTEM: CITY

[9] CONSTRUCTION TYPE: WOOD

[4] PURPOSE OF APPLICATION: MOBILE HOMES
05-RESIDENTIAL MOVE-IN/RELO. BUILD

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

[5] SIZE OF STRUCTURE: 480 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: RES. ZONE X-05

Special Conditions: No construction allowed over any easements.

MUST COMPLY W/ALL COUNTY SETBACKS & REG
FRONT 25' REAR 15' SIDES 6' FINISH FLOOR ELEV.
18" ABOVE NATURAL GROUND

**FOR COUNTY USE ONLY
APPLICATION FEES**

OTHER _____
TOTAL AMOUNT \$30.00

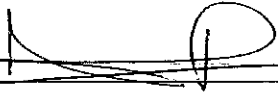
Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 0450C 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

6/29/15

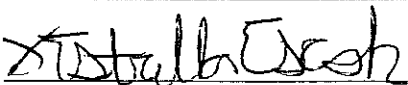
Date

Leonel Najera

Approved by

6/26/15

Date



Signature of Owner or Applicant

6-29-15

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.

WARRANTY DEED WITH VENDOR'S LIEN

DATE: June 26, 2015

GRANTOR: Robert L. Schwarz, not joined by my wife since the property herein conveyed constitutes no part of our legal homestead

GRANTOR'S MAILING ADDRESS: 2601 E. Mile 3 Rd
Palmhurst, Hidalgo County, Texas 78574

GRANTEE: Estrella Yoanna Escobar

GRANTEE'S MAILING ADDRESS: 12908 Tejas Blvd.
Mercedes, Texas 78570

CONSIDERATION: Cash and a note of even date executed by Grantee and payable to the order of Grantor in the principal amount of Fifteen thousand and NO/100 Dollars (\$15000.00). The 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 Mark Twenhafel, Trustee.

PROPERTY (including any improvements):

Lot Four hundred Fourteen (414), Block One (1), Indian Hills Subdivision, Hidalgo County, Texas, according to the map and plat of record in Volume 23 Page 180 and 181 and in Volume 24 page 81, Map Records of Hidalgo County, Texas;

RESERVATIONS FROM CONVEYANCE:

SAVE AND EXCEPT all oil, gas and other minerals, all geothermal energy, and wind energy and further SAVE AND EXCEPT (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.

EXCEPTIONS TO CONVEYANCE AND WARRANTY:

As shown on Exhibit "A" attached hereto and made a part hereof for all purposes.

Liens described as part of the Consideration and any other liens described in this deed as being either assumed or subject to which title is taken; validly existing easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded and validly existing instruments other than conveyances of the surface fee estate, that affect the Property; and taxes for 2015 which Grantee assumes and agrees to pay, and subsequent assessments for that and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes.

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 heir, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.
Restrictions: See Exhibit A

Those reservations and exceptions on Exhibit A attached hereto and made a part hereto for all purposes.

Grantor, as the fee simple owner of the Property, establishes the Restrictions as covenants, conditions, and restrictions, whether mandatory, prohibitive, permissive, or administrative to regulate the structural integrity, appearance, and uses of the Property and the improvements placed on it. Grantor and Grantee stipulate that (a) the Restrictions touch and concern the Property; (b) privity of estate exists by reason of the ownership of the Property; (c) notice is given by filing this instrument in the real property records of the county in which the Property is situated; and (d) the Restrictions are reasonable, their purposes being for the common benefit of Grantor, Grantee and the Affected Property Owners, who are affected by the structural integrity, appearance, and uses of the Property. The Restrictions run with the land making up the

binding on Grantee and Grantee's successors and assigns forever, and inure to the benefit of Grantor, Grantee, Property Owners, and their successors and assigns forever.

Grantor's lien against and superior title to the Property are retained until each note described is fully paid according to the terms, at which time this deed will become absolute.

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

Grantee accepts the herein described 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 (1) the condition the property or any element thereof, including, without limitation, warranties related to environmental conditions, suitability for habitation, merchantability or fitness for a particular purpose; (2) the soil conditions, drainage or other conditions existing at the property with respect to any particular purpose, development potential or otherwise; (3) all warranties created by affirmation of fact or promise by any description of the property; and (4) all other warranties and representations whatsoever, except the warranty of title expressly set forth herein.

Robert L. Schwarz

Robert L. Schwarz

STATE OF TEXAS) (

COUNTY OF HIDALGO) (

This instrument was acknowledged before me on the 26th day of June 2015 by Robert L. Schwarz



Angelica Hernandez

Notary Public, State of Texas

Notary's name (printed) : ANGELICA HERNANDEZ

Notary's commission expires : 10-18-16

BUYER'S ACCEPTANCE OF DEED
06-26-2015

The undersigned buyer(s) hereby accepts and consents to the form of Deed attached hereto including, but not limited to, the provision(s) concerning title exceptions contained therein, and acknowledges the same is in conformity with Buyer's intent, and the terms and provisions of same shall control in the event of any conflict of the contract Buyer has signed regarding the property described in the attached Deed.

Estrella Escobar

Estrella Yoanna Escobar

AFTER RECORDING RETURN TO.:

Harold Munal

2601 E. Mile 3 Rd.

Palmhurst, Texas 78574

EXHIBIT "A"

1. Minimum floor elevations, setback lines and utility easements as shown on the map of Indian Hills Subdivision, recorded in Volume 23, Page 180 and 181 and amended map recorded in Volume 24, Page 81, Map Records of Hidalgo County, Texas.
2. Easements, rules, regulations and rights in favor of Hidalgo and Cameron Counties Water Control and Improvement District No. 9 and easements and restrictions as shown on the recorded and dedicated map of the above described subdivision.
3. Easement and Agreement in favor of Central Power and Light Company, dated January 23, 1984, recorded in Volume 1944, Page 183, Official Records of Hidalgo County, Texas, to furnish, maintain and operate underground electric cables and other facilities as may appear upon the map.
4. Pipeline easement in favor of Rio Grande Valley Gas Company, as shown by instrument dated April 10, 1985, recorded in Volume 2123, Page 740, Official Records of Hidalgo County, Texas.
5. Right of Way Easements in favor of Hidalgo County as shown by instrument dated September 10, 1953, recorded in Volume 782, Page 561, Deed Records of Hidalgo County, Texas.
6. Terms, stipulations and conditions contained in Oil, Gas and Mineral Lease executed by D'Hemecourt Properties, Inc. to Southprot Exploration, Inc., dated March 15, 1982, recorded in Volume 415, Page 232, Oil and Gas Records of Hidalgo County, Texas.
7. Taxes for the year 2015, and all subsequent years and all subsequent assessments for prior years.
8. Subject to Subdivision regulations of the County of Hidalgo State of Texas and/or Zoning and Building Ordinances and Ordinances or government regulations of City holding extra-territorial jurisdiction of said property.
9. Agreement in favor of Valley Electric and Ice Company as set forth in instrument dated August 25, 1925, recorded in Volume 197, Page 291, Deed Records of Hidalgo County, Texas.
10. Agreement by and between Border Pipeline Company, Western Natural Gas Company and Rio Grande Valley Gas Company as to use of pipeline as set forth in instrument dated May 1, 1963, recorded in Volume 1115, Page 285, Deed Records of Hidalgo County, Texas.
11. Pipeline easement in favor of Mercedes Fuel Company as shown by instrument dated April 24, 1937 recorded in Volume 431, Page 254, Deed Records of Hidalgo County, Texas.
12. Terms, stipulations and conditions contained in Oil, Gas and Mineral lease executed by Euchariste M. D'Hemecourt, Individually and as Independent Executor of the Estate of George A. D'Hemecourt, Deceased, to Karl Hoblitzelle, dated February 1, 1956, recorded in Volume 184, Page 37, Oil and Gas Records of Hidalgo County, Texas.
13. Building restrictions, a copy of which has been reviewed with grantee(s) and which are recorded under Doc # 321859 in the office of the County Clerk of Hidalgo County, Texas.

AFTER RECORDING RETURN TO :

Harold Munal

2601 E. Mile 3 Rd.

Palmhurst, Texas 78574



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

T.J. Arredondo
Director of Planning

Application No: 1-12461

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

Upon the application of:

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

Name: Maria Antonia Gonzalez

Address: 2811 Cynthia Ave

Donna, Texas 78537

Phone: 549-5137

Water Supplier: NAWSC

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

Account/ESI No.: 101523-003
 Temporary Pole Permanent Service

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

Balli Estates BIK #5 Lot # 19

[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
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

T.J. Arredondo
Director of Planning

Precinct 1 2 3 4
1-12461

Application No: _____

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

Maria Antonia Gonzalez

Known to me [or proved to me in the oath of TV DL# 14810673 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:

Ball Estates BK#5 Lot#19"

[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."

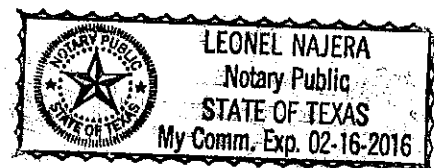
-OR-

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."

Maria A. Gonzalez (Signature)

SUBSCRIBED AND SWORN TO before me on June 26, 2015, to certify which, witnesses my hand and seal of office.

NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS



Chapter 232 Texas LGC Application

APPLICATION NO:

1-12461

Jun. 9, 2015

COUNTY OF HIDALGO
PLANNING DEPARTMENT

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

B0500-00-005-0019-00

[1] OWNER: GONZALEZ, MARIA ANTONIA
PO BOX 1004

[7] LEGAL DESC./NAME OF SUBDIVISION
BALLI ESTATES LOT 19 BLK 5

DONNA TX 78537-1004

Telephone No.

LOCATION: 0

493 E Cott. Rd

[2] CONTRACTOR: SELF

[8] SEWAGE: EXIST

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: META

[4] PURPOSE OF APPLICATION: MOBILE HOMES
20-MOBILE HOMES

[10] EST. COST OF CONST.: \$6,500

[5] SIZE OF STRUCTURE: 560 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: MOBILE HOME ZONE B-20

Special Conditions: No construction allowed over any easements.
MUST COMPLY W/ COUNTY SETBACKS FRONT 25'
SIDES 6' REAR 15'

FOR COUNTY USE ONLY APPLICATION FEES

OTHER _____
TOTAL AMOUNT \$30.00

Light [X] Water [X]

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

Johana Valles
Prepared by

6/9/15
Date

Leonel Najera
Approved by

6/8/15
Date

X Maria A. Gonzalez
Signature of Owner or Applicant

6/9/15
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.

WARRANTY DEED WITH VENDOR'S LIEN ~~1003250~~

DATE: February 1, 1995

GRANTOR: D. Otto Hofland and Magic Valley Group, Inc.

GRANTOR'S MAILING ADDRESS: 219 South Cage, Pharr, Hidalgo County, Texas 78577
(Including County)

GRANTEE: Maria Antonia Gonzalez

GRANTEE'S MAILING ADDRESS: PO Box 1004, Donna, Hidalgo County,
Texas 78537
(Including County)

CONSIDERATION: Ten and no/100ths Dollars (\$10.00) and a note of even date that is in the principal amount of Fifteen Thousand Eight Hundred and no/100ths (\$15,800.00) Dollars and is executed by Grantee, payable to the order of Grantor. It is secured by a vendor's lien retained in this deed and by a deed of trust of even date from Grantee to FRED T. BRAUNIG, Trustee.

PROPERTY (Including Any Improvement):

LOTS NINETEEN (19) AND TWENTY (20), PHASE FIVE (5) BALLI ESTATES SUBDIVISION, DONNA, HIDALGO COUNTY, TEXAS AS PER PLAT THEREOF RECORDED IN VOLUME 20 PAGE 92 MAP RECORDS, HIDALGO COUNTY, TEXAS REFERENCE TO WHICH IS HERE MADE FOR ALL PURPOSES.

RESERVATIONS FROM AND EXCEPTIONS TO CONVEYANCE AND WARRANTY:

1. SUBJECT TO all mineral reservations, if any, of record;
2. SUBJECT TO oil and gas leases, if any, of record;
3. SUBJECT TO easements and building restrictions and conditions, if any, of record;
4. SUBJECT TO all easements, rules, regulations and rights in favor of a water improvement district, if any, of record;
5. SUBJECT TO all visible easements, if any.

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. Grantors 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.

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 context requires, singular nouns and pronouns include the plural.

BY: [Signature]
D. OTTO HOFLAND

MAGIC VALLEY GROUP, INC.
BY: [Signature]
FRED T. BRAUNIG, PRESIDENT

ATTEST: [Signature]
PATRICIA FLETCHER, SEC./TREASURER

(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 1st day of February, 1995, by D. OTTO HOFLAND.

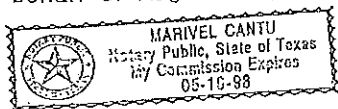


[Signature]
Notary Public, State of Texas

(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 1st day of february, 1995, by FRED T. BRAUNIG, PRESIDENT of Magic Valley Group, Inc. on behalf of Magic Valley Group, Inc..



[Signature]
Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Magic Valley Group, Inc.
PO Drawer BB
Pharr, Texas 78577



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

Precinct 1234

T.J. Arredondo
Director of Planning

Application No: 1-9631

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

Upon the application of:

Name: Teresa V. Castañeda

Address: 424 Lorenzana
Merceds Tx 78570

Phone: 956-472-5886

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

Water Supplier: N.A.W.S

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

Account/ESI No.: 10032789425618667
 Temporary Pole Permanent Service

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

Lorenzana lot # 11

[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
--	---	---

Precinct 1 2 3 4

T.J. Arredondo
Director of Planning

Application No: 1-9631

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

TERESA V. CASTANEDA

Known to me [or proved to me in the oath of TXDL#25253565 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:

Loreana lot # 11"

[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]

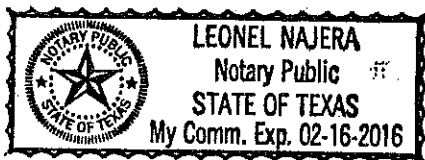
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-OR-

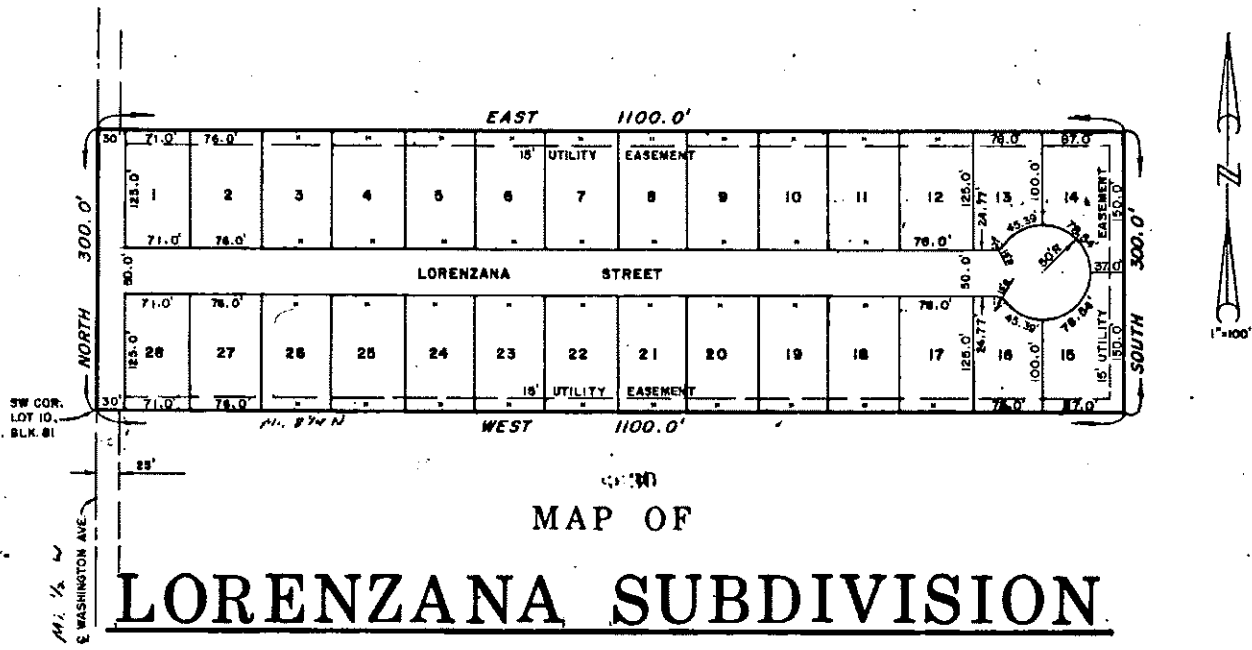
3B. "The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999."

Teresa V. Castaneda (Signature)

SUBSCRIBED AND SWORN TO before me on 6-18, 2015, to certify which, witnesses my hand and seal of office.



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



SW COR. LOT 10, BLK. 81
 WASHINGTON AVE.
 N. 1/4 W.

MAP OF LORENZANA SUBDIVISION

HIDALGO COUNTY, TEXAS

BEING THE SOUTH 300.0 FEET OF THE WEST 33.33 ACRES OF LOT 10, BLOCK 81, CAMPACUAS SUBDIVISION LLANO GRANDE GRANT HIDALGO COUNTY, TEXAS

I, CHARLES L. MELDEN, A REGISTERED PUBLIC SURVEYOR, DO HEREBY CERTIFY THAT THE PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREON DESCRIBED AS SURVEYED AND SUBDIVIDED UNDER MY DIRECTION.



Charles L. Melden
 CHARLES L. MELDEN
 REGISTERED PUBLIC SURVEYOR
 EDINBURG, TEXAS
 August 10, 1977 JOB NO. 778498

STATE OF TEXAS;
 COUNTY OF HIDALGO;

KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED, OWNER OF THE PROPERTY HEREON DESCRIBED, DOES HEREBY ADOPT, DEDICATE AND CONFIRM THE FOREGOING MAP OR PLAT AND DOES DEDICATE TO THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE OF CONSIDERATION THEREIN EXPRESSED.

D. E. Lorenzana
 D. E. LORENZANA, OWNER

STATE OF TEXAS;
 COUNTY OF HIDALGO;

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED D. E. LORENZANA, 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 PURPOSES AND CONSIDERATIONS THEREIN STATED, GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE 15 DAY OF February, A.D., 1978.

Edward R. Mincey
 NOTARY PUBLIC IN AND FOR HIDALGO COUNTY, TEXAS
 Edward R. Mincey

THIS PLAT APPROVED BY THE CITY COMMISSION OF THE CITY OF MERCEDES, ON THIS THE 13th DAY OF Feb., A.D., 1978.

James Robert Smith
 CLERK

ATTEST:

Linda C. Kelly
 CIVIL SECRETARY

THIS PLAT APPROVED BY THE CITY OF MERCEDES PLANNING AND ZONING BOARD ON THIS THE 13 DAY OF Feb., A.D., 1978.

Sylvia H. Fleener
 CHAIRMAN

THIS PLAT APPROVED BY HIDALGO COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 9, ON THIS THE _____ DAY OF _____, A.D., 19____.

ATTEST:

SECRETARY

APPROVED FOR RECORDING BY COMMISSIONERS' COURT This the 27th day of Feb. 1978 SANTOS SANCHEZ, County Clerk Hidalgo County, Texas
D. Lorenzana Deputy

FILED FOR RECORD THIS DATE At 3:12 o'clock P.M. FEB 27 1978

APPROVED FOR RECORDING Hidalgo Co. Highway Dept. By *[Signature]* Date 2.26.78

Chapter 232 Texas LGC Application

APPLICATION NO:

1-9631

Dec. 28, 2012

COUNTY OF HIDALGO
PLANNING DEPARTMENT

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

L5550-00-000-0011-00

[1] OWNER: CASTANEDA, JAIME & TERESA V
865 S COLORADO AVE

[7] LEGAL DESC./NAME OF SUBDIVISION
LORENZANA LOT 11

MERCEDES TX 78570-3311

Telephone No.

LOCATION: 0

[2] CONTRACTOR: SELF

[8] SEWAGE: PUBLI

[3] WATER SYSTEM: CITY

[9] CONSTRUCTION TYPE: OTHE

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

[10] EST. COST OF CONST.: \$110,000

[5] SIZE OF STRUCTURE: 2,165 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: REST. ZONE X-01

Special Conditions: No construction allowed over any easements.

MUST CUMPLY WITH ALL COUNTY SETBACKS & REGULATIONS
SETBACKS FRONT:25' REAR:15' SIDES:6'
MIN. ELV. ABOVE TOP OF NATURAL GROUND 18"

FOR COUNTY USE ONLY APPLICATION FEES

OTHER _____
TOTAL AMOUNT \$30.00

Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 04502 Pct: 0

Community No.: 400737

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 12/28/12

Approved by [Signature] Date 12/20/12

Signature of Owner or Applicant [Signature] Date 12/28/12

[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.

VLTC
GF# 83,475File No. 03-145
G.F. #83,475**WARRANTY DEED**Date: **August 14, 2003**Grantor: **GONZALO SILVA and wife, ALMA ROSA SILVA**

Grantor's Mailing Address:

Grantee: **JAIME CASTANEDA and wife, TERESA V. CASTANEDA**Grantee's Mailing Address: **865 S. Colorado, Mercedes, Hidalgo County, Texas 78570**Consideration: **TEN AND NO/100THS DOLLARS (\$10.00) and other good and valuable consideration.**

Property (including any improvements):

All of Lot 11, LORENZANA SUBDIVISION, an Addition to the City of Mercedes, Hidalgo County, Texas, according to the map recorded in Volume 20, Page 74, 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. Restrictive covenants dated March 7, 1984, recorded in Volume 1951, Page 592, Official Records of Hidalgo County, Texas, but omitting any covenant or restriction 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.
2. Blanket easements, rules, regulations and rights in favor of Hidalgo and Cameron Counties Water Control and Improvement District No. 9.
3. Fifteen (15) foot utility easement across the rear as shown on the map of Lorenzana Subdivision, recorded in Volume 20, Page 74, Map Records of Hidalgo County, Texas.
4. Irrigation ditch easement as shown by instrument dated August 18, 1911, recorded in Volume 9, Page 281, Deed Records of Hidalgo County, Texas.
5. Terms, stipulations and conditions contained in Oil, Gas and Mineral Lease executed by Dionisio E. Lorenzana and wife, Guillermina Lorenzana to Onshore Exploration Co., dated June 9, 1985, recorded in Volume 2156, Page 522, Official Records of Hidalgo County, Texas.
6. Terms, stipulations and conditions contained in Oil, Gas and Mineral Lease executed by First Christian Church of Lubbock to Onshore Exploration Co., dated July 22, 1985, recorded in Volume 2165, page 282, Official Records of Hidalgo County, Texas.
7. All oil, gas and other minerals have been heretofore reserved by prior grantors as set forth in Deeds dated January 25, 1952, recorded in Volume 739, Page 84, and dated May 12, 1969, recorded in Volume 1239, Page 448 and dated ---, recorded in Volume 1239, Page 453; dated June 23, 1969, recorded in Volume 1239, Page 457 and dated September 12, 1977, recorded in Volume 1545, Page 314, all in the Deed Records of Hidalgo County, Texas.
8. Visible and apparent easements on or across the property herein described.

9. Taxes for the year 2003 and subsequent years, and any subsequent assessments for prior years due to change in land usage or ownership shall be the responsibility of grantee.

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 to 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.

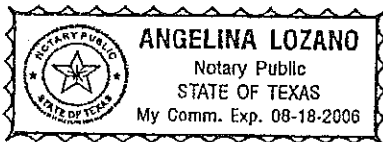
By the acceptance of this Deed, Grantee is taking the Property "as is," "where is" and "with all faults", and without any representation or warranties whatsoever, express or implied, written or oral, it being the intention of Grantor and Grantee to expressly negate and exclude all representations and 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.

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

Gonzalo Silva
GONZALO SILVA
Alma R. Silva
ALMA ROSA SILVA

STATE OF TEXAS *
* (Acknowledgment)
COUNTY OF HIDALGO *

This instrument was acknowledged before me on this the 25th day of AUGUST, 2003, by GONZALO SILVA and wife, ALMA ROSA SILVA.



Angelina Lozano
NOTARY PUBLIC, STATE OF TEXAS

Charge
AFTER RECORDING, PLEASE
RETURN TO:
SARA L. TIPPIT
611 International Ave.
Weslaco, Texas 78596

PREPARED IN THE
LAW OFFICE OF:
SAME

Filed for Record in:
Hidalgo County
by J. D. Salinas, III
County Clerk
On: Sep 02, 2003 at 09:11A
As a Recording
Document Number: 1237816
Total Fees: 16.00
Receipt Number - 524251
By Imelda Leal, Deputy

CERTIFICATE OF COMPLIANCE

Lot # 11

PROPERTY OWNER: CASTANEDA, JAIME & TERESA V.

LEGAL DESCRIPTION: LORENZANA SUBDIVISION LOT11

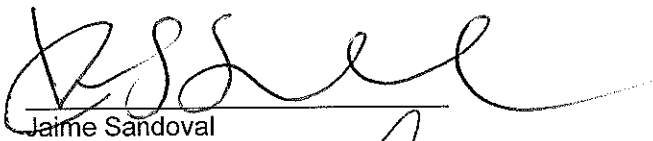
LOCATION: NORTH MILE 1 1/2 WEST

The herein-described property is within the City's jurisdiction.

This certification is issued based on the information provided by the applicant at the time the Certificate of Compliance was approved. However, the City did not do a title search or investigate any other matters related to the property. The applicant is encouraged to investigate for deed restrictions, subdivision restrictions, restrictive covenants or any other matters related to the property.

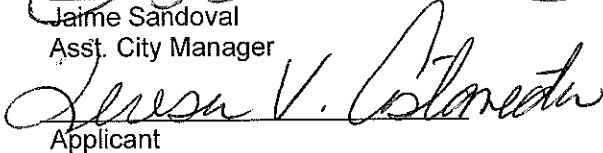
The issuance of this certificate is based on:

- ___ 1. July 21, 1987 (prior to the enactment of the County's Subdivision Regulations)
- ___ 2. The property was legally subdivided in accordance with the City's Subdivision Ordinance.
- XXX** 3. The property is within the City's utility service jurisdiction and all fees have been paid for sewer services.
- ___ 4. Other: Pursuant to Temporary Restricting Order and Injunction filed in the 139th District Court titled Indian Hills Partnership vs. City of Mercedes et al, the City of Mercedes is required to issue a Certificate of Compliance upon request and payment of appropriate utility fees. Applicant is advised that the property may be subject to minimum building requirements as may be approved in a settlement agreement by said District Court. The City does not warrant, expressly or implied the condition of the utility lines or any other infrastructure at said subdivision. This Certificate entitles the applicant to apply for a building permit to the County of Hidalgo. The City of Mercedes will conduct an inspection to ensure applicant connected to City's utility system. Upon final inspection, the City will release certificate for County to issue electrical permit. House to have 750 Sq. ft. living area. Living quarters for a mobile home is 720 sq. ft. living area.
- ___ 5. OTHER: CUSTOMER IS CONNECTED TO CITY SEWER SERVICE. WATER SERVICE IS SERVICED BY NORTH ALAMO WATER SUPPLY.



Jaime Sandoval
Asst. City Manager

6-29-15
Date



Applicant

6-29-15
Date



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

T.J. Arredondo
Director of Planning

Precinct 1 2 3 4

Application No: 1-12364

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

Upon the application of:

Name: Isidra Galvan

Address: 5309 Lomita
Dr. Mercedes
TX 78570

Phone: 956 756-0800

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

Water Supplier: NAWS

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

Account/ESI No.: 100327894 5096560
[] Temporary Pole [] Permanent Service

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

La Mesa Lot # 65

[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
County of Hidalgo

Rev. 02-19-10

Main Office
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Edinburg, Texas 78542
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956-205-7045
956-205-7049

Precinct 1 2 3 4

T.J. Arredondo
Director of Planning

Application No: 1-12364

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

Isidra Galvan

Known to me [or proved to me in the oath of Texas ID# 10320291 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:

La Mesa Lot #65 ."

[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."

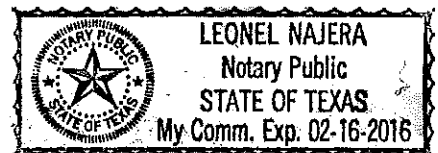
-OR-

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."

Isidra Galvan (Signature)

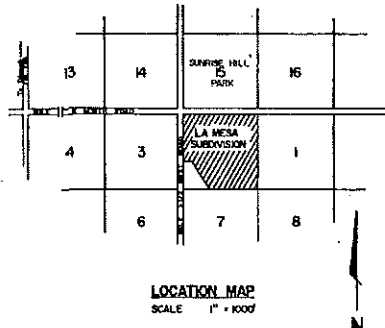
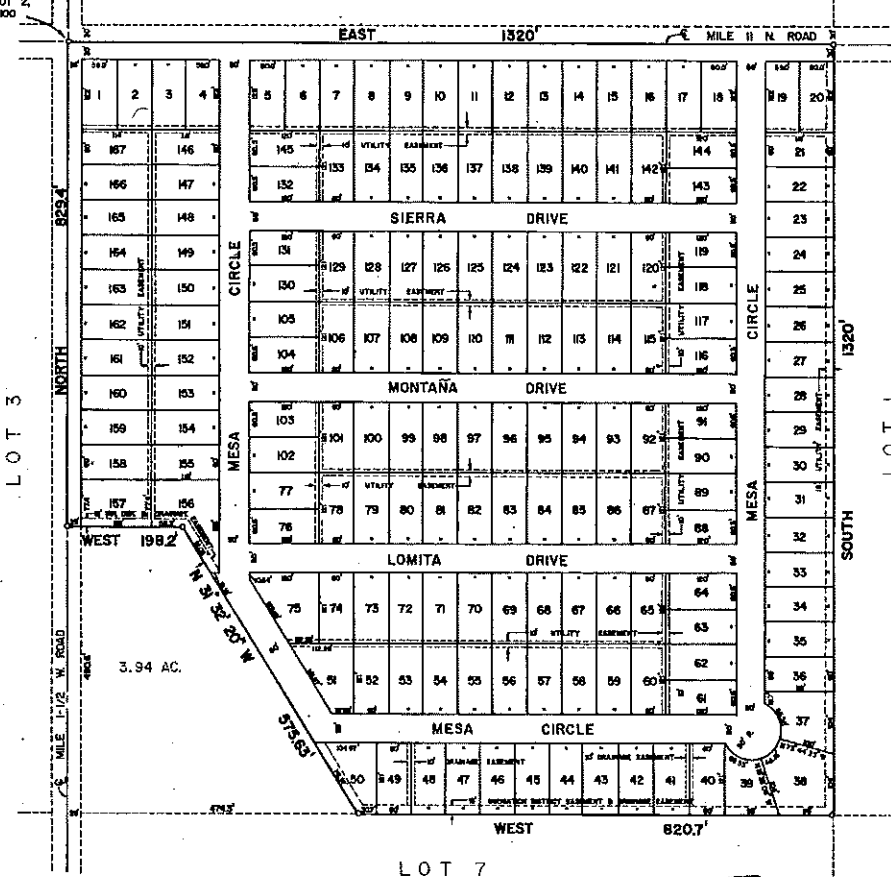
SUBSCRIBED AND SWORN TO before me on June 2nd, 2015 to certify which, witnesses my hand and seal of office.

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



SUNRISE HILL PARK

NW CORNER OF LOT 2, BLK. 100



VOL. 23 PAGE 49

LOT 7
 3.94 AC.
 WEST 820.7'
 MESA CIRCLE
 LOMITA DRIVE
 MONTANA DRIVE
 SIERRA DRIVE
 EAST 1520'
 MILE 1/2 N. ROAD
 WEST 198.2'
 MESA CIRCLE
 LOT 3
 LOT 7
 LOT 13
 LOT 14
 LOT 15
 LOT 16
 LOT 17
 LOT 18
 LOT 19
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 LOT 199
 LOT 200

APPROVED FOR RECORDING
 HIDALGO COUNTY, TEXAS
 BY: *George E. Houston*
 on March 2, 1953

PLAT OF
 LA MESA SUBDIVISION
 SCALE 1" = 100'
 BEING A 38.06 ACRE TRACT OF LAND SITUATED IN LOT 2 BLOCK 100 GRAMINCIAS ADDITION TO THE CAPISALLO DISTRICT SUBDIVISION OUT OF THE LLANO GRANDE GRANT HEDALGO COUNTY, TEXAS.

OWNER'S STATEMENT AND DECLARATION
 The undersigned owner of the land shown on this plat as LA MESA SUBDIVISION, and being all, except a certain 3.94 acre tract, of Lot 2, Block 100, Gramincias Addition to the Capisallo District Subdivision out of the Llano Grande Grant of Land in Hidalgo County, Texas does hereby make subdivision of said land into the 167 lots shown herein, which subdivision shall forever be known as

LA MESA SUBDIVISION
 Mesa Circle, Lomita Drive, Montana Drive and Sierra Drive, all 30 feet wide, are hereby dedicated to Hidalgo County for public roads. A 10 foot wide strip adjacent to Mesa 1/2 West Road is hereby dedicated to Hidalgo County for public road purposes.

The 10 foot wide utility easements covered by common lot lines shown to the east of lots as shown on this plat are granted to the County of Hidalgo for utility purposes for electric power, sewage collection, telecommunications, and gas distribution. Likewise, the 10 foot wide easement on the eastern perimeter of LA MESA SUBDIVISION, the 10 foot wide easement centered on the line common to lots 40 and 41, and common to lots 48 and 49, together with the 10 foot wide easement along the southern perimeter of this subdivision are granted to the County of Hidalgo for utility purposes, for electric power, sewage collection, telecommunications, and gas distribution.

Portable water, utility mains and service shall be placed within the street right-of-way.

The 15 foot wide fire-protection district and drainage easement as shown along the southern perimeter of this subdivision and the 10 foot wide easement along the eastern perimeter of this subdivision is hereby granted to the Hidalgo and Cameron Counties Water Improvement District No. 9 and to the County of Hidalgo for irrigation and drainage purposes. The 10 foot wide easement centered on the line common to lots 48 and 49 and on the line common to lots 40 and 41 are hereby granted to the County of Hidalgo for drainage purposes.

Signed and said this 2nd day of February, 1953.
Carmin Chapo
 Carmin Chapo, owner

STATE OF TEXAS
 COUNTY OF HIDALGO:
 Before me, the undersigned authority, on this day personally appeared Carmin Chapo, 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 purposes and consideration therein stated.

George E. Houston
 Notary Public in and for the State of Texas, my commission expires 3-2-56

HIDALGO AND CAMERON COUNTIES
 WATER CONTROL AND IMPROVEMENT DISTRICT
 No. 9
 NICHOLAS, TEXAS
 February 8, 1953

Mr. George E. Houston
 Delta System Service
 P.O. Box 10723
 Elia, Texas 78545
 Dear Mr. Houston:
 I have inspected the plat for the proposed La Mesa Subdivision, a subdivision of 38.06 acres out of Lot 2 Block 100, Gramincias Addition to the Capisallo District Subdivision, Hidalgo County, Texas.
 I find that proper easements have been provided for District Irrigation and drainage facilities. Therefore, this District has no objection to the proposed subdivision as planned.
 Very truly yours,
W. A. Paul
 General Manager

ENGINEER'S CERTIFICATION
 This is to certify that I, George E. Houston, P.E., a Public Surveyor of the State of Texas, have surveyed and plotted the subdivision shown herein from an actual survey on the ground, and all corners are properly marked with No. 4 Nails as shown on this plat. This plat correctly represents that survey made under my direction. Dimensions are 8.8 feet, angular bearings.
George E. Houston
 George E. Houston
 Public Surveyor No. 7911
 February 1, 1953

ENGINEER'S CERTIFICATION
 This is to certify that I, George E. Houston, P.E., have investigated the existing topography and drainage characteristics of this subdivision. The subdivision line is what is commonly known as Area B. In accordance with the Hidalgo County National Flood Insurance Program, Area B is described as areas between limits of the 100-year flood and 200-year flood; or certain areas subject to 100-year flooding with average depths less than one (1) foot or where the contributing drainage area is less than one acre (1/4) or areas protected by levees from the base flood.
 A benchmark has been established for this subdivision and is located and described on the right hand side of the plat showing. The lowest floor elevations of any dwelling shall be at least 18 inches (22.5 feet or 6.75 meters) above the crown of the street in front of said dwelling, the flood construction shall be done in accordance with the typical construction submitted to the County of Hidalgo concurrent with this plat. A report pertaining to precipitation rates for this subdivision was submitted to the County of Hidalgo concurrent with this subdivision.

George E. Houston
 George E. Houston
 Professional Engineer No. 40804
 February 1, 1953

HIDALGO AND CAMERON COUNTIES IRRIGATION DISTRICT NO. 9
 This plat is hereby approved by the Hidalgo and Cameron Counties Irrigation District No. 9 subject to the condition that the above owner and his successors in title (hereinafter) will provide the domestic water system that will distribute public water. This district will provide metropolitan irrigation water where distributing facilities are constructed and maintained at the expense of the owner and consisting of pipelines, valves, check gates to be connected to the nearest district facility.

APPROVED FOR RECORDING
 BY
 COMMISSIONER HIDALGO COUNTY
 The Hon. J. M. ...
 J. EDGAR ...
 Hidalgo County, Texas
 February 1, 1953
 Notary Public
 State of Texas
 February 1, 1953

VOL. 23 PAGE 49

Chapter 232 Texas LGC Application

APPLICATION NO:

1-12364

May. 11, 2015

COUNTY OF HIDALGO
PLANNING DEPARTMENT

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

L1365-00-000-0065-00

[1] OWNER: VALLE, CATALINA
RR 1 BOX 709

[7] LEGAL DESC./NAME OF SUBDIVISION
LA MESA LOT 65

DONNA TX 78537-9801

Telephone No.

LOCATION: 0

[2] CONTRACTOR: SELF

[8] SEWAGE: EXIST

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: META

[4] PURPOSE OF APPLICATION: MOBILE HOMES
44-MOBILE HOMES

[10] EST. COST OF CONST.: \$1,600

[5] SIZE OF STRUCTURE: 206 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: REST. ZONE X-44

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

FOR COUNTY USE ONLY
APPLICATION FEES

OTHER _____
TOTAL AMOUNT \$30.00

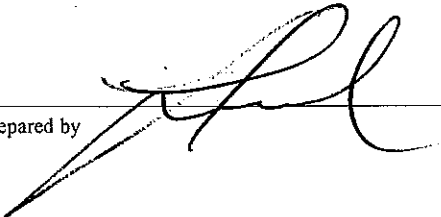
Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 0430C Pct: 0

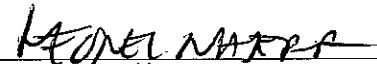
Community No.: 480334

Certification of Elevation
Required: YES NO BFE

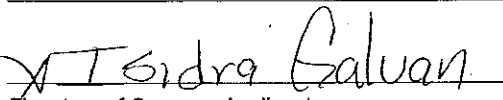
- A. Setbacks front, side & rear shall be in any deed restrictions.
- B. No more than one single family residence per lot.
- C. Applicant shall comply with all of the plat and/or deed restrictions and requirements affecting the lot.
- D. Permit fee shall be doubled for construction commencing or structures 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 

Date 5/11/15

Approved by 

Date 4/23/15


Signature of Owner or Applicant

Date 5-11-15

[NOTICE]

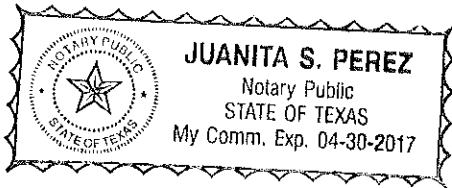
SEPARATE PERMITS ARE REQUIRED FOR SEPTIC TANKS. THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS. OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF ONE YEAR AT ANYTIME AFTER WORK IS COMMENCED.

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.

AFFIDAVIT

I, Catalina Valle, with this affidavit acknowledge that Isidra De La Rosa Galvan, has full authority to apply a development application at the property located at Lot 65, La Mesa Acres ^{IG.} Subdivision and to submit this application with the Hidalgo County Planning Department. With this affidavit, I am indemnifying Hidalgo County and its employees should any negative consequences take place as a result of my authorization to allow Isidra De La Rosa Galvan to apply for a permit with Hidalgo County. Catalina Valle

SWORN TO AND SUBSCRIBED before me the undersigned authority on this the 8th day of April, 2015



[Signature]
Notary Public, State of Texas

2339-660
The State of Texas,

1986
Know All Men by These Presents:

County of HIDALGO

That CASIMIRO CHAPA

of the County of HIDALGO State of TEXAS for and in consideration
of the sum of Ten Dollars and NO/100ths
(\$10.00) DOLLARS

to me paid, and secured to be paid, by Catalina Valle, the receipt of which is
hereby acknowledged and confessed:

as follows:

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey, unto the said
CATALINA VALLE
RT. 1, Box 709
Donna, Texas 78537
of the County of Hidalgo State of Texas all that certain

All of Lot No. 65 - LA MESA SUBDIVISION, HIDALGO COUNTY, TEXAS.

SAVE AND EXCEPT, for all oil, gas and other minerals, which are
hereby reserved.

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, my
heirs, executors and administrators, to Warranty and Forever Defend, all and singular the said premises
unto the said Catalina Valle, her

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

But it is expressly agreed and stipulated that the Vendor's Lien is retained against the above
described property, premises and improvements, until the above described note, and all interest
thereon are fully paid according to face and tenor, effect and reading, when this deed shall
become absolute.

WITNESS my hand at
this 15th day of August
Witness at request of Grantor:

1986.

CASIMIRO CHAPA

Mailing address of grantee:

Name: Catalina Valle
Address: Rt. 1, Box 709
Donna, Texas 78537

VOL 2339 PAGE 661

STATE OF TEXAS
COUNTY OF HIDALGO

(Acknowledgment)

This instrument was acknowledged before me on the 15th day of August, 1986
by CASIMIRO CHAPA.

My commission expires: 1/29/89

BENITA R. PENA
NOTARY PUBLIC
HIDALGO COUNTY, TEXAS
Notary Public, State of Texas
Notary's printed name: Benita R. Pena

STATE OF TEXAS
COUNTY OF

(Acknowledgment)

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

My commission expires: _____

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

STATE OF TEXAS
COUNTY OF

(Acknowledgment)

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

My commission expires: _____

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

158369

Warranty Deed

(WITH VENDORS Lien)

FROM
CASIMIRO CHAPA
P O Box 26
Mes Lago, Texas 78596
TO
CATALINA VALLE
Rt. 1, Box 709
Donna, Texas 78537

FILED FOR RECORD

This instrument was acknowledged before me on the _____ day of _____, A.D. 19____
at _____ o'clock _____ M.

County Clerk.

By _____ Deputy

RECORDED

In _____ A.D. 19____

In _____ County Records

In _____

By _____ Deputy

County Clerk.

FILED FOR RECORD

SEP 17 1986

RECORDED

SEP 17 1986

FILED FOR RECORD

SEP 17 1986

RECORDED

SEP 17 1986

FILED FOR RECORD

SEP 17 1986

RECORDED

SEP 17 1986

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SEP 17 1986

FILED FOR RECORD

SEP 17 1986

RECORDED

SEP 17 1986

FILED FOR RECORD

SEP 17 1986

RECORDED

SEP 17 1986

Recording Fee \$ _____

This instrument should be filed immediately with the County Clerk for record.

WHEN RECORDED RETURN TO

CATALINA VALLE
Rt. 1, Box 709
Donna, Texas 78537

The Ode Company, Dallas, TX 75238